

54464

WARRANTY DEED

MTZ 28833

KNOW ALL MEN BY THESE PRESENTS, That Teresa GrayVol 92 Page 28161

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by David H. Petersen and Teresa Rennick as Tenants by the Entirety, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 7 in Block 9 of THE TERRACES according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed,

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of money, is \$ name change. ~~Notwithstanding to whomsoever the same may be paid, the grantor hereby warrants that the same is the true and actual consideration for the transfer of the above described premises, and that the same is not subject to any lien or claim of any person other than the grantor.~~ (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 27th day of November, 19 92; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
County of Klamath) ss.
November 27, , 19 92 .

Personally appeared the above named
Teresa Rennick FKA Teresa Gray

and acknowledged the foregoing instrument
to be her voluntary act and deed.

Before me:

Gale Ramey
Notary Public for Oregon
My commission expires: 9.14.96



Teresa Rennick FKA
Teresa Gray

Teresa Rennick FKA
Teresa Gray

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this
_____, 19 ___, by _____,
_____, president, and by _____,
_____, secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____ (SEAL)
My commission expires: _____

Teresa Gray

GRANTOR'S NAME AND ADDRESS

Teresa Rennick and David H. Petersen

GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

If and a charge is requested all tax statements shall be sent to the following address:
Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 27th day of Nov., 19 92, at 3:30 o'clock P. M., and recorded in book M92 on page 28161 or as file/reel number 54464.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
B. Orville Mendenhall, Deputy

Fee \$30.00