

'92 DEC 15 AM 9 15

WARRANTY DEED

mle 28842

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55193 KNOW ALL MEN BY THESE PRESENTS, That CLARENCE D. COMSTOCK

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GEORGE W. WALKER AND LOIS I. WALKER, HUSBAND AND WIFE

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 85 OF SECOND ADDITION TO SPORTSMAN PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.
TA# 3606 003CB 01400

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 of the above granted premises, free from all encumbrances subject to Agreements, Restrictions and Reservations of record

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 dollars, is \$ 4,000.00
However, the actual consideration consists of or includes other property or value given or promised which is (the whole/~~part of the~~) consideration (indicate which), (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 14th 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.

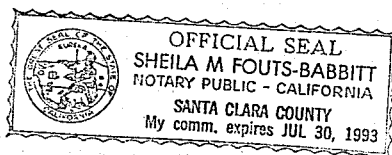
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

CALIFORNIA
STATE OF ~~OREGON~~
County of San Diego } ss.

BE IT REMEMBERED, That on this 14th day of November, 19 92, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named CLARENCE D. COMSTOCK

known to me to be the identical individual X described in and who executed the within instrument and acknowledged to me that HE executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



My Commission expires July 30, 1993

Notary Public for Oregon,
California

CLARENCE D. COMSTOCK
1885 JOHNSTON AVE.
SAN JOSE, CA 95125
Grantor's Name and Address

GEORGE W. WALKER
2646 NE DIAMOND LAKE BLVD.
ROSEBURG, OR 97470
Grantee's Name and Address

After recording return to:
GEORGE W. WALKER
2646 NE DIAMOND LAKE BLVD.
ROSEBURG, OR 97470
Name, Address, Zip

Until a change is requested all tax statements shall be sent to the following address.

GEORGE W. WALKER
2646 NE DIAMOND LAKE BLVD.
ROSEBURG, OR 97470
Name, Address, Zip

Space Reserved
For
Recorder's Use

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of Dec., 19 92, at 9:15 o'clock A. M., and recorded in book/reel/volume No. M92 on page 29758 or as fee/file/instrument/microfilm/reception No. 55193, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Name Title

By Quinn M. Mendenhall Deputy

Fee \$30.00