

60950

WARRANTY DEED

UTC 29525-HF

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KNOW ALL MEN BY THESE PRESENTS, That

JERRY P. POMPA and BARBARA J. ODEGARD, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAY GEORGE THORPE and SHELLY LYN THORPE, 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, 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:

A parcel of land situate in N 1/2 of Section 20, Township 37 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

That portion of the NE1/4 NW1/4 and that portion of the SE1/4 NW1/4 and that portion of the SW1/4 NE1/4, which lies East of the Northeasterly right of way line the existing Old Fort Road (60 feet wide).

"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

record and those apparent upon the land, if any, as of the date of this deed, except those of

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 \$ 135,000.00

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 29th day of April, 1993; 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.
April 29, 1993

Personally appeared the above named
JERRY P. POMPA
BARBARA J. ODEGARD

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

Before me:

Notary Public for Oregon

My commission expires: 4/20/96

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 _____

My commission expires: _____ (SEAL)

STATE OF OREGON,

County of Klamath ss.I certify that the within instrument was received for record on the 4thday of May, 1993,at 11:23 o'clock A. M. and recordedin book M93 on page 9739 or asfile/reel number 60950

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

Evelyn Biehn, County Clerk

Recording Officer

B. Pauline M. Mendenhall Deputy

Fee \$30.00