### 62618

MOUNTAIN TITLE COMPANY

### **MOUNTAIN TITLE COMPANY**

# MTC 30048-14K

Vol.<u>m 9.3</u> Page 13071

and that

MOUNTAIN TITLE COMPANY

KNOW ALL MEN BY THESE PRESENTS, That

PAUL G. HEBERT and FRANCES L. HEBERT, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

DUANE W. SMITH and KAREN SMITH, husband and wife , hereinafter called , hereinafter called , hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, . hereinafter called 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

## MOUNTAIN TITLE COMPANY

"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 the date of this deed

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 \$\_\_\_\_\_\_

MANANKA.XDENKANAXXAXXDENANKANAXAKANKAKAKAKAKANAKAKANGENANALAKAKAXAHAKAKAKAKAKAKAKAKAKA XSMXXXRSXXXXXXXX

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. , *1*9 \_**93** In Witness Whereof, the grantor has executed this instrument this \_7th day of \_\_\_\_\_ 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. D. D. A. Haliant ATTOMAN Infect

| 방 것 다 방법도 물건지 않는 것 같아요. 김 가슴은 바람을 가 물었다.  | turest never allow nog a track                                       |
|---|--|
| STATE OF OREGON.  | Paul G. Hebert   |
| County ofKlamath) ss.   | <u>Sandrabl. Brye</u>  |
| lune 7 , 19 93  | 気を感染がない きょう きゅうしゅん ななな ふうしがい しょうさい パイレット しょうようせい しょうしょう かした しょうせい ひざ |
|   | Frances L. Hebert-Attorney in face                                   |
| Dimensional the shore named   | Frances L. Hebert  |
| Personally appeared the above named   | Sandra & Boyle   |
| Paul G. Hebert, his attorney in fact<br>Sandra L. Boyce and Frances L.                | <u> </u>   |
|   | $\sim$   |
| Herbert her attorney in fact  |  |
| and acknowledged the foregoing instrument   |  |
| to be <u>their</u> voluntary act and deed.  |  |
| Before me: $( \land ) = ( \land )$  | STATE OF OPECON Country of   |
| 1 Jour Innoally   | STATE OF OREGON, County of) ss.                                      |
| Notary Public for Oregon  | The foregoing instrument was acknowledged before me this             |
|   |  |
| 7/20/20   | secretary of   |
|   | secretary of   |
| OFFICIAL SEAL<br>MARY KENNEALLY   |  |
|   | a corporation, on behalf of the corporation.                         |
| MOTARY PUBLICS 014776<br>COMMISSION NO. 014776<br>MY COMMISSION EXPIRES APR 20, 1996  | Notary Public for Oregon   |
| MY COMMISSION EXPINES IN A STREET STREET STREET                                       | My commission expires: (SEAL)  |
|   | wy commission expires.   |
| Paul G. & Frances L. Hebert   | STATE OF OREGON,   |
|   | STATE OF OREGON,   |
| 135 Fern Valley Rd. #100  | County -of   |
| Medford, OR 97501   |  |
|   | Certify that the within instrument was                               |
| Duane W. Smith & Karen Smith  | received for record on the   |
| 1990 Ginger Lane  | , day of, 19,  |
| Klemath Falls, OR 97601   | o'clock M., and recorded   |
| UKANTEES NAME AND ADDRESS   | in book on page or us  |
| After recording return to:  | FOR file/reel number   |
| <u>Duane W. Smith &amp; Karen Smith</u>   |  |
|   | Witness my hand and seal of County                                   |
| Klamath Falls, OR 97601   | affixed.   |
| NAME, ADDRESS, ZIP  |  |
| Until a change is requested all tax statements shall be sent to the following address | $\neg$   |
| Duane W. Smith & Karen Smith  |  |
| 1990 Ginger Lane  | Recording Officer  |
| Klamath Falls, OR 97601   | By Deputy  |
| NAME, ADDRESS, ZIP  |  |

MOUNTAIN TITLE COMPANY

#### EXHIBIT "A"

13072

Beginning at the most Westerly corner of Lot 5 in Block 63 of NICHOLS ADDITION TO KLAMATH FALLS, OREGON; thence Southeasterly along the Easterly line of 8th Street, 40 feet; thence Northeasterly at right angles to 8th Street. 90 feet; thence Northwesterly and parallel with 8th Street, 40 feet to the Southerly line of Grant Street (formerly Franklin Street); thence Southwesterly along the Southerly line of Grant Street, 90 feet to the place of beginning, being a portion of Lots 5 and 6 of said Block and Addition, SAVING AND EXCEPTING the following described property:

Beginning at the point on the Southerly line of Grant Street Northeasterly along said Southerly line which is 90 feet from the most Westerly corner of Lot 5, Block 63, NICHOLS ADDITION TO KLAMATH FALLS, OREGON; thence Southeasterly parallel with 8th Street, 40 feet; thence Southwesterly parallel with Grant Street 7 feet; thence Northwesterly parallel with 8th Street, 40 feet to the Southerly line of Grant Street; thence Northeasterly along said Southerly line 7 feet to the place of beginning.

### STATE OF OREGON: COUNTY OF KLAMATH: ss

| F | Filed | for re | cord     | at rec | uest o | f              | A Star       | Mou      | ntain 1 | itle c  | 0           |            | the        | 7th              | da       | v  |
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| 0 | of    |        | serieta. | June   |        | A.D.,          | 19 <u>93</u> | at       | 2:49    | o'clock   | <u>P</u> M. | , and duly | recorded i | n Vol.           | M93      |    |
|   |       |        |          |        | 0      | f <u> 9908</u> |              | Deed     |         | 문화가 가지?<br>1997년 - 1997년 - 1997년<br>1997년 - 1997년 - | on Page     | <u> </u>   | 71         |                  |          |    |
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