

62845

WARRANTY DEED

Vol. 93 Page 13551

KNOW ALL MEN BY THESE PRESENTS, That LEROY J. GIENGER and ELVINE P. GIENGER, as

tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JUSTIN KOOIMANthe 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:

SEE EXHIBIT "A" AS IT APPEARS ON THE REVERSE OF THIS DEED, WHICH IS A PART HEREOF.

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 apparent upon the land, if any, as of 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 \$ 5,000.00

However, the actual consideration received by or for the grantee or property owner is not to be taken into account for the purpose of the consideration and the value of the property for the purpose of the consideration shall be determined by the county assessor.

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 28 day of May, 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.5-28, 1993

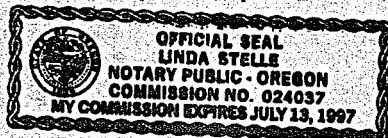
Personally appeared the above named
Leroy J. Gienger & Elvine P. Gienger

Leroy J. Gienger
LEROY J. GIENGERElvine P. Gienger
ELVINE P. GIENGER

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

Before me

Linda Stelle
Notary Public for Oregon
My commission expires:



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)

Leroy J. Gienger & Elvine P. Gienger

GRANTOR'S NAME AND ADDRESS

Justin Kooimanc/o PO Box 185Bly, OR 97622

GRANTEE'S NAME AND ADDRESS

Justin Kooimanc/o PO Box 185Bly, OR 97622

NAME, ADDRESS, ZIP

Justin Kooimanc/o PO Box 185Bly, OR 97622

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____, ss.

I certify that the within instrument was received for record on the _____

day of _____, 19____,

at _____ o'clock _____ M., and recorded

in book _____ on page _____ or as

file/reel number _____,

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer

Deputy

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1: The North 415 feet of Lot 11, Block 17, also known as Lot 11B, Block 17, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the West 1050 feet thereof of said Lot 11, Block 17.

PARCEL 2: The South 415 feet of Lot 11, Block 17, also known as Lot 11C, Block 17, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the West 1050 feet thereof, of said Lot 11, Block 17.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 11th day
of June A.D., 19 93 at 9:05 o'clock AM., and duly recorded in Vol. M93
of Deeds on Page 13551.
Evelyn Biehn County Clerk
By Deanne Mulendary

FEE \$35.00