

WARRANTY DEED

MTC 30093-HF

KNOW ALL MEN BY THESE PRESENTS, That

JAMES R. PRYOR

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LESLIE H. ASHBY AND RUBY L. ASHBY AND EDWARD A. ASHBY, with the rights of survivorship, 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:

The N1/2 NE1/4 NE1/4 of Section 23, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, TOGETHER WITH an easement described in instrument recorded in Volume M71, page 635, Microfilm Records of Klamath County, Oregon.

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 to 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 dollars, is \$ 20,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration for the transfer of the above described premises and is hereby acknowledged by the grantor. (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 7 day of June, 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 _____) ss.
_____, 19____.

JAMES R. PRYOR

Personally appeared the above named
JAMES R. PRYOR

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

Before me:

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)

GRANTOR'S NAME AND ADDRESS

LESLIE H. ASHBY ET AL
414 WILSON LANE
WINDSOR, CA 95492

GRANTEE'S NAME AND ADDRESS

After recording return to:
LESLIE H. ASHBY ET AL
414 WILSON
WINDSOR, CA 95492

NAME, ADDRESS, ZIP

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

LESLIE H. ASHBY, ET AL
414 WILSON LANE
WINDSOR, CA 95492

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of _____

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.

SPACE RESERVED

FOR

RECORDERS USE

By _____ Recording Officer
Deputy

All-Purpose Acknowledgment

State of California)

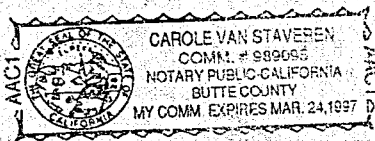
County of Butte)On 6/07/93

before me

Carole Van StaverenNotary Public, personally appeared James R. Pryor

~~personally known to me~~ (or proved to me on basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



Signature

C. Van Staveren

(seal)

Optional Notary use only. Certificate attached to the document of

Name of Document

Warranty Deed

Date of Document

6/07/93

Number of Pages

Capacity of Signer

☒ Individual☐ Guardian/Conservator☐ Attorney in Fact☐ Corporate☐ Other☐ General Partner(s)☐ Limited Partner(s)

Officer Titles

Name of person(s) or entity(ies) being represented

DA 192 1192

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 1:21 o'clock P M., and duly recorded in Vol. M93
 of Deeds on Page 13683

Evelyn Biehn County Clerk

By Darlene Mullins

FEE \$35.00