

63856

WARRANTY DEED

MTC 30257-HF

KNOW ALL MEN BY THESE PRESENTS, That

EMILY ADAMS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called EVERETT HYLEMON and WILMA HYLEMON, 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:

Lot 16, Block 2, SECOND ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the East 5' thereof conveyed to Klamath County for road purposes by instrument recorded July 1, 1965 in Book 362, page 563, Deed 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 upon the land, if any, as 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 \$ 47,000.00

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 28th 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 Klamath ss.

Personally appeared the above named _____
EMILY ADAMS

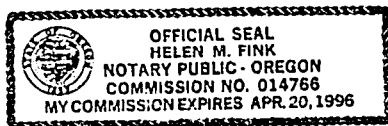
and acknowledged the foregoing instrument
to be her voluntary act and deed.

Before me:

Helen M. Fink
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 _____ (SEAL)
My commission expires:



EMILY ADAMS

2796 S. MAIN #93
LEBANON OR 97355

EVERETT HYLEMON and WILMA HYLEMON
3846 BISBEE
KLAMATH FALLS, OR

EVERETT HYLEMON and WILMA HYLEMON
3846 BISBEE
KLAMATH FALLS, OR

EVERETT HYLEMON and WILMA HYLEMON
3846 BISBEE
KLAMATH FALLS, OR

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument was received for record on the 30th day of June, 1993, at 9:06 o'clock A. M., and recorded in book M93 on page 15519 or as file record number 63856. Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Doreen J. Meadows, Deputy

FEE: \$30.00

MOUNTAIN TITLE COMPANY