

WARRANTY DEED

MTC 29839-LK

KNOW ALL MEN BY THESE PRESENTS, That

PATTY KESTERSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called

DEBRA KAY JOHNSONthe 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 50, WEST PARK, according to the official plat thereof on file in the
office of the County Clerk 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 \$ 67,500.00

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 1 day of July, 19 93; 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.July 1, 19 93.

Personally appeared the above named
PATTY KESTERSON BY HER ATTORNEY
IN FACT, PAUL L. KESTERSON

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

Before me:

Mary Kenneally
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)

PATTY KESTERSON1440 SISKIYOUKLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS

DEBRA KAY JOHNSON1440 SISKIYOU STREETKLAMATH FALLS, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to

DEBRA KAY JOHNSON1440 SISKIYOU STREETKLAMATH FALLS, OR 97601

NAME ADDRESS ZIP

Until a charge is requested all tax certificates shall be sent to the following address:

DEBRA KAY JOHNSON1440 SISKIYOU STREETKLAMATH FALLS, OR 97601

NAME ADDRESS ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was
received for record on the 2nd
day of July, 19 93,
at 3:45 o'clock P. M., and recorded
in book M93 on page 16040 or as
file/reel number 64085.

Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Raulene M. Mendenhall Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

07-02-93PC3:45 RCYD

MOUNTAIN TITLE COMPANY

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