

NL 64103

WARRANTY DEED

Vol. m93 Page 16077
JOHN C. LYNES

KNOW ALL MEN BY THESE PRESENTS, That

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

JAMES E LYNES

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION ATTACHED.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that grantor will warrant and forever defend the 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 \$ GIFT DEED

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 2 day of July, 1993; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

John C. Lynes

STATE OF OREGON, County of Washington ss.

This instrument was acknowledged before me on July 2, 1993, by John C. LYNES

This instrument was acknowledged before me on July 2, 1993, by John C. LYNES

as of



Lauren Y. Kelling
Notary Public for Oregon
My commission expires 6-2-1997

JOHN C LYNES
10282 S.W. TRAPPER WRAKE
BEAVERTON, OREGON 97005
Grantor's Name and Address

JAMES E LYNES
5890 CANYON FERRY RD.
HELENA, MONTANA 59601
Grantee's Name and Address

After recording return to (Name, Address, Zip):
JAMES E LYNES
5890 CANYON FERRY RD.
HELENA, MONTANA 59601

Until requested otherwise send all tax statements to (Name, Address, Zip):
JAMES E LYNES
5890 CANYON FERRY RD.
HELENA, MONTANA 59601

SPACE RESERVED
FOR
RECORDER'S USE

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 reel/volume No. on page and or as fee/file/instrument microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME TITLE
By Deputy.

A parcel of land situate in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 7 Township 24 South, Range 7 E.W.M., more particularly described as follows:

Beginning at the Northwest corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence South along the West line of said NE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 230 feet to the true point of beginning; thence continuing South along said line 100 feet to a point; thence East parallel to the North line of said NE $\frac{1}{4}$ SW $\frac{1}{4}$ to a point on the West line of Highway 58; thence Northwest along said highway right of way to the Southeast corner of parcel 1 of deed from Evelyn Smuthz to Leisure Lodge recorded in Vol. M77, page 14845, Deed Records of Klamath County, Oregon, which point is 230 feet South of and at right angles to the North line of said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence West along the South line of said parcel to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of James E. Lynes the 6th day
of July A.D., 19 93 at 9:33 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 16077.

Evelyn Biehn County Clerk

By [Signature]

FEE \$35.00