

OK

65985

WARRANTY DEED

Vol 93 Page 19742

KNOW ALL MEN BY THESE PRESENTS, That ANGELA PATSCHECK

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

ORVILLE JAMES and DEBBIE LEE BYRD, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 7, BLOCK 1, KLAMATH COUNTRY, IN THE COUNTY OF KLAMATH, STATE OF OREGON, AS SHOWN ON MAP FILED IN BOOK 20, PAGE 6 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances except for a note and Deed of Trust dated July 15, 1993, in the amount of \$18,710.

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 \$ 18,900.00

However, the actual consideration paid for this transfer 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 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 16 day of July, 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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND

ANGELA PATSCHECK

CERTIFICATE OF ACKNOWLEDGEMENT

State of California

County of Orange

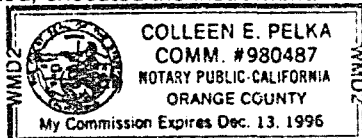
On July 16, 1993 before me, Colleen E. Pelka, a Notary Public for the State of California, personally appeared Angela Patscheck

personally known to me (or proved to me on the 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

Colleen E. Pelka



ANGELA PATSCHECK

225 AMETHYST AVE.

BALBOA ISLAND, CA 92662

ORVILLE JAMES and DEBBIE LEE BYRD

200 MAIN ST.

FAIRVIEW, ORE 97024-0007

After recording return to:

ORVILLE JAMES

200 MAIN ST.

FAIRVIEW, ORE. 97024-0007

NAME, ADDRESS, ZIP

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

ORVILLE JAMES

200 MAIN ST.

FAIRVIEW, ORE. 97024-0007

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 9th day of August, 1993, at 2:49 o'clock P. M., and recorded in book/reel/volume No. M93 on page 19742 or as fee/file/instrument/microfilm/reception No. 65985, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By [Signature] Deputy

Fee \$30.00

08-09-03P02-40 RCYB