

68160

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Jimmie C. Johnson and Rancine Johnson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Donna M. Cullen 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 11 in Block 12 of TRACT NO. 112, EIGHTH ADDITION TO SUNSET VILLAGE,
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."

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 of the date of this deed,

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 83,500.00

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 15th day of September, 1993, if a corporate grantor, it has caused its name to be signed and seal affixed by its officer, duly authorized thereto by order of its board of directors.

STATE OF OREGON,
County of Klamath
September 15 19 93 ss.

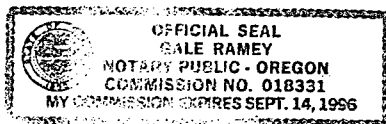
Jimmie C. Johnson
Jimmie C. Johnson
Rancine Johnson
Rancine Johnson

Personally appeared the above named _____
Jimmie C. Johnson & Rancine Johnson

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

Before me:

Notary Public for Oregon
My commission expires: 9-11-96



STATE OF OREGON, County of _____

The foregoing instrument was acknowledged before me this _____ day of _____, 19____, by _____ president, and by _____ secretary of _____.

a _____ corporation, on behalf of the corporation,

Notary Public for Oregon
My commission expires: 08/31/2012

Jimmie C. Johnson & Rancine Johnson

GRANTOR'S NAME AND ADDRESS

Donna M. Cullen
3926 LaMarada Way
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to

Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME ADDRESS ZIP

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

Klamath First Federal
P. O. Box 5270
Klamath falls, OR 97601

NAME ADDRESS ZIP

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 15th day of Sept. 1993 at 3:38 o'clock P.M. and recorded in book M93 on page 23814 or as file/reel number 68160

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

Evelyn Biehn, County Clerk
Recording Officer
Dorothy M. Nichols, Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY