

WARRANTY DEED
MTL 3/094-KR

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CATHERINE L. SCHWEIDER, 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:

The North 40 feet of Lots 440 and 441 in Block 126 of MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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 \$ 47,500.00

~~USE OF THIS CIRCULAR FOR PREPARING THE DEEDS IN WHICH IT IS INCORPORATED BY REFERENCE TO THIS CIRCULAR IS PROHIBITED.~~

the circular includes the plural and all grammatical

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 20th day of September, 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.

Walter J. Hanson

STATE OF OREGON,
County of Klamath
September 20, 19 93

Personally appeared the above named _____
CLIFFORD S. KENYON

ELDENIA M. KENYON

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

Before me: Krista L. Kea
Notary Public for Oregon
My commission expires: 11/16/95



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)

~~CLIFFORD S. KENYON and ELDENIA M. KENYON~~
~~703 MITCHELL~~
~~KLANATH FALLS, OR 97601~~

CATHERINE L. SCHNEIDER
1420 MC CLELLAN
KLAMATH FALLS, OR 97603

ADP
CATHERINE L. SCHNEIDER
- 703 Mitchell St.
- Klamath Falls, OR 97601

Send a change is requested all tax statements shall be sent to the following address
CATHERINE L. SCHNEIDER
703 Mitchell St.
KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

I certify that the within instrument was
received for record on the 20th
day of Sept., 19 93,
at 3:40 o'clock P. M., and recorded
in book 893 on page 24271 or as
file/reel number 68414.
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
B. Pauline Muehlenberg Deputy

Fee \$30.00