

68941

MOUNTAIN TITLE COMPANY

Vol m93 Page 25316

WARRANTY DEED

MTC 30990-MK

KNOW ALL MEN BY THESE PRESENTS, That

PAUL D. TYLER hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HENRY J. CALDWELL, JR. and DEBORAH L. CALDWELL, as tenants by the entirety 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 N1/2 SW1/4 NW1/4 of Section 21, Township 36 South, Range 10 East of the Willamette Meridian, 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 \$ 12,000.00

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 20 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.



PAUL D. TYLER

STATE OF OREGON,

County of Deschutes, ss.Sept. 20, 19 93.

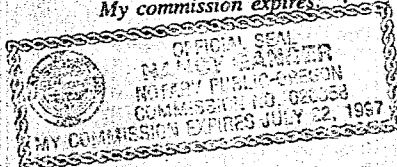
Personally appeared the above named

PAUL D. TYLER

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

Before me

Notary Public for Oregon

My commission expires: 7-22-97

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)

PAUL D. TYLER

C/O 1565 NW HILL - #2164
BEND, OR 97701

GRANTOR'S NAME AND ADDRESS

HENRY J. CALDWELL, JR. and DEBORAH L. CALDWELL

7990 HILL ROAD

KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

HENRY J. CALDWELL, JR. and DEBORAH L. CALDWELL

7990 HILL ROAD

KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

Hold a change in improved lot tax statements shall be sent to the following address:

HENRY J. CALDWELL, JR. and DEBORAH L. CALDWELL

7990 HILL ROAD

KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

SPACE RESERVED

FOR

RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 30th day of Sept., 19 93, at 2:31 o'clock A. M., and recorded in book M93 on page 25316 or as file/reel number 68941.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Munk Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

09-30-93A09:31 RCVD

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