

10-12-93P03:25 RCVD

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

WARRANTY DEED  
MTC 31085-mk

KNOW ALL MEN BY THESE PRESENTS, That  
CHARLES J. KUCERA, JR. and CHARLES L. CREECH, with the rights of survivorship  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
ANDREW E. SNIDER and KELLI K. SNIDER, husband and wife, 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:

Lot 3 in Block 2, REPLAT OF BUREKER PLACE, according to the official plat  
 thereof on file in 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."

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 \$ 58,000.00

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 30 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.

STATE OF OREGON,  
 County of Klamath ss.  
September 30, 19 93

Charles J. Kucera, Jr.  
Charles L. Creech  
 CHARLES J. KUCERA, JR.  
 CHARLES L. CREECH

Personally appeared the above named  
CHARLES J. KUCERA, JR.  
CHARLES L. CREECH

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

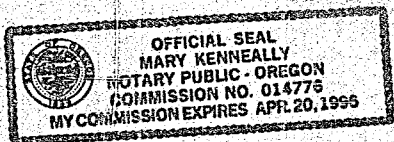
Before me:

Mary Kenneally  
 Notary Public for Oregon  
 My commission expires: 4/20/96

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)



CHARLES J. KUCERA, JR. and CHARLES L. CREECH  
1937 PAINTER  
KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS  
ANDREW E. SNIDER and KELLI K. SNIDER  
4436 DENVER  
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS  
 After recording return to:  
ANDREW E. SNIDER and KELLI K. SNIDER  
4436 DENVER  
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP  
 Until a change is requested all tax statements shall be sent to the following address:  
ANDREW E. SNIDER and KELLI K. SNIDER  
4436 DENVER  
KLAMATH FALLS, OR 97603

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 12th day of Oct, 19 93, at 3:25 o'clock P. M., and recorded in book M93 on page 26601 or as filed reel number 69567.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Doreen Mulder Deputy

Fee \$30.00