

WARRANTY DEED

MTC 31356-KR

KNOW ALL MEN BY THESE PRESENTS, That LINCOLN EMMERSON ELZNER AKA LINCOLN EMMERSON ELZNER and EVA JOYCE ELZNER, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by STANLEY J. CHRONISTER and LISA A. CHRONISTER, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 \$ 10,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 1st day of November, 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.

November 1, 19 93.

Personally appeared the above named

LINCOLN EMMERSON ELZNER

EVA JOYCE ELZNER

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

Before me:

Kristi L. Redd

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of ss.

The foregoing instrument was acknowledged before me this

, 19 , by

president, and by

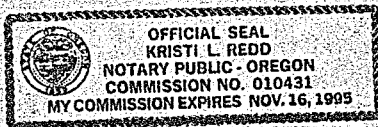
secretary of

a corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires:

(SEAL)



LINCOLN EMMERSON ELZNER and EVA JOYCE ELZNER

6237 CHERRY WAY

KLAMATH FALLS OR 97603

GRANTOR'S NAME AND ADDRESS

STANLEY J. CHRONISTER and LISA A. CHRONISTER

27100 JELINEK ROAD

MALIN, OR 97632

GRANTEE'S NAME AND ADDRESS

After recording return to:

STANLEY J. CHRONISTER and LISA A. CHRONISTER

27100 JELINEK ROAD

MALIN, OR 97632

NAME, ADDRESS, ZIP

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

STANLEY J. CHRONISTER and LISA A. CHRONISTER

27100 JELINEK ROAD

MALIN, OR 97632

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of

I certify that the within instrument was received for record on the

day of , 19 ,

at o'clock M., and recorded

in book on page or as

file/reel number

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

MOUNTAIN TITLE COMPANY

11-04-93P01:49 RCDV

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

MTC NO: 31356-KR

29197

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in Section 7, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point 145.2 feet due West of the Northwest corner of Government Lot 5 in Section 7, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon; thence West to the West line of said Section to a point 40 chains South of the Northwest corner of Government Lot 2 of said Section; thence South along said West line to the Southwest corner of said Section; thence East along the South line of said Section to the Southeast corner of Government Lot 9 of said Section; thence North along the East line of said Government Lot 9 for a distance of 1,020 feet; thence West for a distance of 145.2 feet; thence North for a distance of 300 feet to the place of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 4th day
of Nov. A.D., 19 93 at 1:49 o'clock P. M., and duly recorded in Vol. M93,
of Deeds on Page 29196.
By Evelyn Biehn County Clerk
Paulene Mullens

FEE \$35.00