

OK

70821

WARRANTY DEED

Vol. m93 Page 29204

KNOW ALL MEN BY THESE PRESENTS, That Michael B. Jager & Margaret H. Jager as trustees of the Jager family trust agreement dated 10-15-91 and Clark J. Kenyon, a married man hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Bill W. Middlebrooks the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 9 in Tract 1039, Yonna Woods Unit No. 2.

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 of the above granted premises, free from all encumbrances except contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record and those apparent and that on the land.

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 \$3,000.00. 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 \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; 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.

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.

Michael B. Jager, Tst.  
Margaret H. Jager, Tst.  
Clark J. Kenyon

STATE OF OREGON, Nevada } ss.  
County of Douglas }  
July 12, 1993

STATE OF OREGON, County of \_\_\_\_\_ ss.  
\_\_\_\_\_, 19\_\_\_\_

Personally appeared \_\_\_\_\_ and

\_\_\_\_\_, who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

\_\_\_\_\_, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon Nevada  
My commission expires: 1-8-94

Notary Public for Oregon  
My commission expires:

(If executed by a corporation, affix corporate seal)

STATE OF CALIFORNIA

COUNTY OF Orange } ss.

On 7-22-93

before me, Kathleen L. Spencer,  
(Notary Name and Title)

GRANTOR'S NAME AND  
Bill W. Middlebrooks  
P.O. Box 95  
Merrill, OR 97633

Notary Public

personally appeared Clark J. Kenyon

GRANTEE'S NAME AND

After recording return to:

Bill W. Middlebrooks  
P.O. Box 95  
Merrill, OR 97633

NAME, ADDRESS,

Until a change is requested all tax statements shall

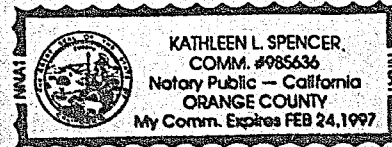
Bill W. Middlebrooks  
P.O. Box 95  
Merrill, OR 97633

NAME, ADDRESS,

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies); and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Kathleen L. Spencer



(Notarial Seal)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Bill Middlebrooks the 4th day of Nov. A.D., 19 93 at 2:06 o'clock P.M., and duly recorded in Vol. M93 of Deeds on Page 29204.

FEE \$30.00

Evelyn Biehn County Clerk  
By Pauline Middlebrooks