

WARRANTY DEED

MTC 31367-KR

KNOW ALL MEN BY THESE PRESENTS, That

TIMOTHY G. ENGQUIST

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VOLLY E. MILLER and BENITA L. MILLER, 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:

The S1/2 of Lot 19, Block 7, MTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the East 5 feet conveyed to Klamath County for road purposes.

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." AND TO DETERMINE ANY

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30-930."

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 \$ 55,000.00

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 30th 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.

Timothy G. Engquist
TIMOTHY G. ENGQUIST

STATE OF OREGON,

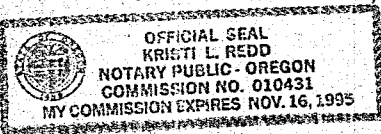
County of Klamath ss.
November 30, 19 93

Personally appeared the above named TERESA K. STARR as attorney-in-fact for TIMOTHY G. ENGQUIST

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

Before me:

Kristi L. Redd
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 _____ (SEAL)
My commission expires: _____

TIMOTHY G. ENGQUIST

GRANTOR'S NAME AND ADDRESS

VOLLY E. MILLER and BENITA L. MILLER
3430 BISBEE ST.
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:
VOLLY E. MILLER and BENITA L. MILLER
3430 BISBEE ST.
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
VOLLY E. MILLER and BENITA L. MILLER
3430 BISBEE ST.
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 3rd day of Dec., 19 93, at 9:27 o'clock A.M. and recorded in book M93 or page 32099 or as file/reel number 72228.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
B. D. ... Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

12-03-93A09:27 RCVD

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