

WARRANTY DEED  
MTC 31424-KR

KNOW ALL MEN BY THESE PRESENTS, That JOSEPH J. DANA and KATHLEEN DANA, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARLIN J. PETERSON, JR. 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:

Lots 4 and 5 in Block 5 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, according to th official plat thereof on file in the office of 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."

AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 93.930."

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 \$ 69,900.00

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 3rd day of December, 19 92 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 Clackamas ss.  
December 3, 19 92

X Joseph J. Dana  
JOSEPH J. DANA  
X Kathleen Dana  
KATHLEEN DANA

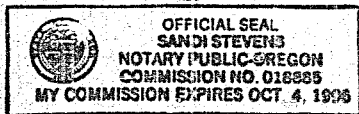
Personally appeared the above named  
JOSEPH J. DANA  
KATHLEEN DANA

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

Before me: Sandi Stevens  
Notary Public for Oregon  
My commission expires: 10-4-96

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)



JOSEPH J. DANA and KATHLEEN DANA	
14349 SE 152ND DRIVE	
CLACKAMAS, OR 97015	
GRANTOR'S NAME AND ADDRESS	
MARLIN J. PETERSON, JR.	
932 HANKS STREET	
KLAMATH FALLS, OR 97601	
GRANTEE'S NAME AND ADDRESS	
MARLIN J. PETERSON, JR.	
932 HANKS STREET	
KLAMATH FALLS, OR 97601	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address:	
MARLIN J. PETERSON, JR.	
932 HANKS STREET	
KLAMATH FALLS, OR 97601	
NAME, ADDRESS, ZIP	

STATE OF OREGON, ss.  
County of Klamath  
I certify that the within instrument was received for record on the 8th day of Dec., 19 93, at 9:01 o'clock A. M., and recorded in book M93 on page 32574 or as file/reel number 72457.  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

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

Fee \$30.00