

NL 72475

## WARRANTY DEED

Vol. m93 Page 32605

KNOW ALL MEN BY THESE PRESENTS, That ROBERT W. DONOVAN AND DOROTHY R. DONOVAN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows.  
to-wit: \*\*\*\* ROBERT W. DONOVAN AND DOROTHY R. DONOVAN, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE DONOVAN LOVING® TRUST DATED DECEMBER 1, 1993, AND ANY AMENDMENTS THERETO.

The SW1/2 of the SE1/4, and the E1/2 of the E1/2 of the SE1/4 of the SW1/4, all in Section 7, Township 38 South, Range 11 East of Willamette Meridian, Klamath County, Oregon. ALSO the NW1/4 of the NE1/4 and the N1/2 of the SW1/4 of the NE1/4 of Section 18, Township 38 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No. 3811-700-2000, 3811-700-2100, 3811-1800-200

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature, and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with 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

and that grantor will warrant and forever defend the 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 \$ 0.  
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 91.020.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 1st day of December, 1993.  
if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so 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.

ROBERT W. DONOVAN

DOROTHY R. DONOVAN

STATE OF OREGON, County of KLAMATH ss.

This instrument was acknowledged before me on DECEMBER 1, 1993.  
by ROBERT W. DONOVAN & DOROTHY R. DONOVAN

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_.  
by \_\_\_\_\_  
at \_\_\_\_\_  
of \_\_\_\_\_



OFFICIAL SEAL  
JAMES H. SMITH  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 000923  
MY COMMISSION EXPIRES OCT 31, 1995

JAMES H. SMITH

My Commission expires 10/31/95

Notary Public for Oregon

ROBERT W. & DOROTHY R. DONOVAN  
26840 HIGHWAY 140 EAST  
BONANZA, OR 97623

Grantor's Name and Address

ROBERT W. DONOVAN & DOROTHY R. DONOVAN, TRUSTEES  
DONOVAN LOVING® TRUST DATED 12/1/93

26840 HIGHWAY 140 EAST, BONANZA, OR 97623

Grantor's Name and Address

After recording return to (Name, Address, Zip):

JAMES H. SMITH, ESQ.  
711 BENNETT AVENUE  
MEDFORD, OR 97504

Until requested otherwise send all tax statements to (Name, Address, Zip):

ROBERT W. & DOROTHY R. DONOVAN  
26840 HIGHWAY 140 EAST  
BONANZA, OR 97623

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of KLAMATH ss.

I certify that the within instrument was received for record on the 8th day of Dec, 1993, at 11:53 o'clock A. M., and recorded in book/roll/volume No. M93 on page 32605 and/or as fee/file/instrument/microfilm/reception No. 72475.

Record of Deeds of said County.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME  
By Pauline M. Biehn Deputy.

Fee \$30.00