

75527

02-03-94A10-35 RCVD

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DAVID DE PUE A SINGLE MAN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by EARL DE PUE & DOROTHY DE PUE husband & wife with full rights to the survivor.

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:

LOT THREE (3) -
BLOCK FOUR (4) - , ON

PAUL DRIVE, in DOREEN MEADOWS SUBDIVISION

CONSISTING OF 4.88 ACRES. KLAMATH COUNTY, OREGON.

According to the official plat thereof on file in the office of the County Clerk of said county and state, and covenant that grantor is the owner of the above-described property free of all encumbrances, subject to Building and Use Restrictions filed for DOREEN MEADOWS in Vol. M-68, page 899, Deed Records of Klamath, Oregon, and will warrant and defend the same against all persons who may lawfully claim the same, except as sown above.

(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

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 \$ 1200.00

~~However, the actual consideration consists of or includes other property or value given as promised which is 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, 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 17 day of Nov., 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

David DePue

STATE OF OREGON, County of KLAMATH) ss.

This instrument was acknowledged before me on 11-17, 1993,

by DAVID DE PUE

This instrument was acknowledged before me on , 19 ,

as of

Mary Ann Keown
MARY ANN KEOWN
NOTARY PUBLIC - OREGON
My Commission Expires 6-28-94

Mary Ann Keown
Notary Public for Oregon
My commission expires 6-28-94

Grantor's Name and Address

Grantee's Name and Address

After recording return to (Name, Address, Zip):
EARL & DOROTHY DE PUE
P.O. BOX 270
CRESCENT, OREGON 97733

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

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 2nd day of Feb., 1994, at 10:35 o'clock A.M., and recorded in book/reel/volume No. M94 on page 3898 and/or as fee/file/instrument/microfilm/reception No. 75527, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By Pauline Muller, Deputy.

Fee \$30.00