

WARRANTY DEED
MTC 32788-HF

KNOW ALL MEN BY THESE PRESENTS, That
JAMES M. BROWN JR. and JEAN BROWN, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____
GARY E. WEITZEL and DEBORAH A. WEITZEL, 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 Westerly 26.1 feet of Lot 3 and the Easterly 40.5 feet of Lot 4, Block 14, FIRST ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

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**

check with the appropriate city or county.

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.
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 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.

49,500.00

for this transfer, stated in terms of dollars, is \$

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 49,500.00

STATE OF OREGON.

County of Klamath ss.
March 4, 1994

Personally appeared the above named _____
JAMES M. BROWN JR.
JEAN BROWN

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

Before me:

Notary Public for Oregon
My commission expires:



OFFICIAL SEAL
JESSICA WHITLATCH
NOTARY PUBLIC - OREGON
COMMISSION NO. 029491
COMMISSION EXPIRES NOV 07, 1997

STATE OF OREGON, County of

OREGON, County of _____
The foregoing instrument was acknowledged before me this _____

19 _____ by _____

president, and by

secretary of

corporation, on behalf of the corporation

Notary Public for Oregon

My commission expires:

STATE OF OREGON

County of W Klamath

I certify that the within instrument was
received for record on the 4th
day of March 19 94

at 10:44 a.m. A. M. and received
in book M94 on page 6820
filed number 77079

Record of Deeds of said county

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Reminder: Office

BOULEVARD INTERNATIONAL DEPARTEMENT

Fee \$30.00

MOUNTAIN TITLE COMPANY

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