

77084

03-04-94A10:44 RCVD

MOUNTAIN TITLE COMPANY

Volume 24 Page 6835

KNOW ALL MEN BY THESE PRESENTS, That LEE S. HOPPER, MELINDA J. HOPPER, JOHN H. LINDELL and CANDACE S. LINDELL hereinafter called the grantor for the consideration hereinafter stated, to grantor paid by CARL S. BRANCH 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:

Lot 8, Block 5, TRACT NO. 1016, GREEN ACRES, according to the 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."

LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930. AND TO DETERMINE ANY 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.

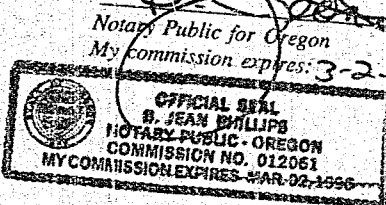
grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 81,500.00

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 1st day of March, 19 94. 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 Klamath, ss.
March 1, 19 94.

Personally appeared the above named LEE S. HOPPER and MELINDA J. HOPPER for themselves and LEE S. HOPPER as attorney-in-fact for JOHN H. LINDELL and CANDACE S. LINDELL and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:



Notary Public for Oregon
My commission expires: 3-2-96

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)

LEE S. HOPPER and JOHN H. LINDELL
910 Old Midland Rd
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

CARL S. BRANCH
5512 MASON LANE
KLAMATH FALLS, OR 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
CARL S. BRANCH
5512 MASON LANE
KLAMATH FALLS, OR 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
CARL S. BRANCH
5512 MASON LANE
KLAMATH FALLS, OR 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,
County of Klamath ss.
I certify that the within instrument was received for record on the 4th day of March, 19 94, at 10:44 o'clock A. M. and recorded in book M94, on page 6835 or as file/reel number 77084.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
Pauline M. Mendenhall, Deputy

Fee \$30.00

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