

WARRANTY DEED

MTC 31960-HF

KNOW ALL MEN BY THESE PRESENTS, That

TRUMAN B. GOSNEY and ROSEANNA K. GOSNEY, as tenants by the entirety

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

KARLA P. OLSON

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 West half of Lot 41, CLOVERDALE TRACTS, 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. "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.

The true and actual consideration paid for this transfer stated in terms of dollars, is \$ 59,400.00

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 9th 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.31919 94

Personally appeared the above named
TRUMAN B. GOSNEY
ROSEANNA K. GOSNEY

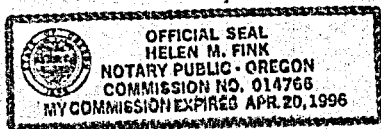
TRUMAN B. GOSNEY

ROSEANNA K. GOSNEY

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

Before me:

Notary Public for Oregon
My commission expires:



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)

TRUMAN B. GOSNEY and ROSEANNA K. GOSNEY
2625 PATTERSON STREET
KLAMATH FALLS, OR 97603

GRANTOR'S NAME AND ADDRESS

KARLA P. OLSON

2813 Logan
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

KARLA P. OLSON

2813 Logan
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

List a change in residence all the statements shall be sent to the following address:

KARLA P. OLSON

2813 Logan
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was

received for record on the 11thday of March, 19 94,at 1:36 o'clock P. M., and recordedin book M94 on page 7609 or asfile/reel number 77423,

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Nielsen Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

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