

NL

78910

MTC 1396-6979

Vol. M94

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Wilma Mae Daniel

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Carol J. Betty L. and Kenneth D. Scronce All with rights of Survivorship 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 3, Graybael Addition th the Town of Merrill, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 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 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 \$4,000.00

ⓄHowever, the actual consideration consists of or includes other property or value given or promised which is the whole 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 11 day of April, 1994; 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.

Wilma Mae Daniel  
Wilma Mae Daniel

STATE OF OREGON, County of Klamath ) ss.

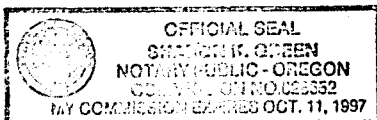
This instrument was acknowledged before me on April 11, 1994, by Wilma Mae Daniel

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_,

as \_\_\_\_\_,

of \_\_\_\_\_.



Sharon K. Green  
Notary Public for Oregon  
My commission expires 10/11/97

Wilma Mae Daniel  
P.O. Box 152  
Julesburg, CO 96134  
Grantor's Name and Address  
Carol Joe Scronce  
P.O. Box 107  
Merrill, OR 97633  
Grantee's Name and Address  
After recording return to (Name, Address, Zip):  
Carol Joe Scronce  
P.O. Box 107  
Merrill, OR 97633  
Until requested otherwise send all tax statements to (Name, Address, Zip):  
Carol Joe Scronce  
P.O. Box 107  
Merrill, OR 97633

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 11th day of April, 1994, at 11:16 o'clock A.M., and recorded in book/reel/volume No. M94 on page 10669 and/or as fee/file/instrument/microfilm/reception No. 78910, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE  
By Pauline Mullins Deputy.

Fee \$30.00