

WARRANTY DEED
MTC 32259-KR
Vol. 11144 Page 1274
KNOW ALL MEN BY THESE PRESENTS, That
JAMES H. FENNER and LINDA L. FENNER, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
A. GARY MILLER
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 6, Block 2, Tract No. 1201, Williams

Lot 6, Block 2, Tract No. 1201, WILLIAMSON RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, ~~TOGETHER WITH an undivided 1/40th interest in Lot 4, Block 2 of said Tract 1201,~~ WILLIAMSON RIVER PINES.

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 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

grantor will warrant and forever defend the said

and demands of

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 325,000.00.

~~_____~~, the debtor has paid for this transfer, stated in terms of dollars, is \$ 32500.00

~~SEVENTEEN THOUSAND AND NO HUNDRED DOLLARS ONLY~~

In construing this deed and where the context so requires, changes shall be implied.

In Witness Whereof, the grantor has executed this instrument this 27 day of APRIL, 1994; 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

STATE OF OREGON,
County of KLAMATH
April 27, 1994 ss.

James H Fenner
JAMES H. FENNER

Personally appeared the above named _____
JAMES H. FENNER
LINDA L. FENNER

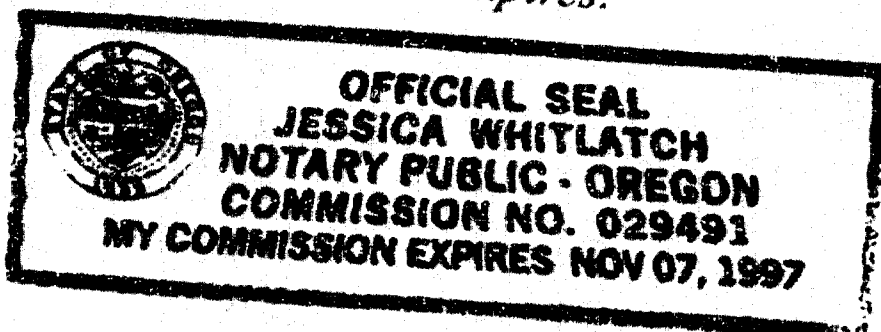
Linda L Fenner
LINDA L. FENNER

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

Before me: Jessica U
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)



JAMES and LINDA FENNER
6423 Verda Vista
Klamath Falls, OR 97603
GRANTOR'S NAME AND ADDRESS
A. GARY MILLER

A. GARY MILLER
P.O. BOX 5104
INCLINE VILLAGE, NV 89450

After recording return to:
A. GARY MILLER
P.O. BOX 5104
INCLINE VILLAGE, NV 89450
NAME, ADDRESS, ZIP

NAME, ADDRESS, CITY, STATE, ZIP

STATE OF OREGON,
County of Klamath ss.

County of Klamath ss.
I certify that the within instrument was
received for record on the 28th
day of April 19 94
at 9:37 o'clock A M. and recorded
in book M94 on page 12748 or as
file/reel number 79866
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
By Dakota Mulendore Recording Officer Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY