

63671

KNOW ALL MEN BY THESE PRESENTS, That

WARRANTY DEED

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 RICHARD H. POUND and SAMMI J. POUND, husband and wife
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath

The North one-half of Lot 8 in Block 6, THIRD ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and State of Oregon, described as follows, to-wit:

- continued on the reverse side of this deed -

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."

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 of the above granted premises, free from all encumbrances except as stated on the reverse side of this deed and those apparent upon the land, if any, as of 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 \$ 23,000.00

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 14th day of July, 1986, 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.

(If executed by a corporation, affix corporate seal)

Robert Duane Gray
 ROBERT DUANE GRAY

STATE OF OREGON,

County of Klamath
 July 14, 1986

Personally appeared the above named
 ROBERT DUANE GRAY

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

(OFFICIAL SEAL)

Notary Public for Oregon
 My commission expires: 11/16/87

Robert Duane Gray
 1833 Arthur #2
 Klamath Falls, OR 97603
 GRANTOR'S NAME AND ADDRESS
 Richard H. Pound & Sammi J. Pound
 4106 Altamont
 Klamath Falls, OR 97603
 GRANTEE'S NAME AND ADDRESS

SAME AS GRANTEE

STATE OF OREGON, County of
 Personally appeared

each for himself and not one for the other, who, being duly sworn, did say that the forer is the president and that the latter is the secretary of a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
 My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of
 I certify that the within instrument was received for record on the day of

at o'clock M., and recorded in book on page of as file/reel number Record of Deeds of said county. Witness my hand and seal of County of

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON: COUNTY OF KLAMATH: SS.
 Filed for record at request of Aspen Title
 of April A.D. 1994 at 1:30 o'clock P M., and duly recorded in Vol. M94 day
 of Co. Lien Docket

FEE \$10.00

On Page 13061
 Evelyn Biehn County Clerk
 By Annette Mueller