

80312

05-02-94P03:17 RCVD

MOUNTAIN TITLE COMPANY

Vol. m94 Page 13757

WARRANTY DEED
MTC 32545-mK
KNOW ALL MEN BY THESE PRESENTS, That DONNA FRASIER
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, 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:

Lot 1 in Block 5 of ORIGINAL TOWN OF LINKVILLE, now City of Klamath Falls, according to plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the Southerly 78.3 feet thereof.

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.
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 \$ 51,000.00

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 2 day of May, 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.

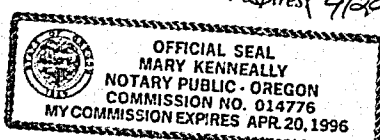
STATE OF OREGON,
County of Klamath, ss.
Mary Kenneally, 1994.

Donna D. Frasier
DONNA FRASIER

Personally appeared the above named
DONNA FRASIER

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

Before me: Mary Kenneally
Notary Public for Oregon
My commission expires 4/22/96



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)

DONNA FRASIER
P.O. BOX 256
KLAMATH FALLS, OR 97601

GRACE G. ROBINSON
541 WEST PUENTE AVE. #2
COVINA, CA 91722

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STATE OF OREGON, ss.
County of klamath
I certify that the within instrument was received for record on the 2nd day of May, 1994, at 3:17 o'clock P. M., and recorded in book M94 on page 13757 or as file/reel number 80312.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline M. Nichols, Deputy

Fee \$30.00

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