

## WARRANTY DEED

MTC 32551-KR

KNOW ALL MEN BY THESE PRESENTS, That KENNETH D. HUGHES and SHERON M. HUGHES, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RONALD R. WHITE and CAROLANN WHITE, husband and wife, 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:

Lots 12 and 13, Block 34, FIRST ADDITION TO KLAMATH FOREST ESTATES, 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. AND TO DETERMINE ANY

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 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 and that

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 9,500.00

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 11<sup>th</sup> day of April, 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.  
April 11, 19 94.

Personally appeared the above named  
KENNETH D. HUGHES  
SHERON M. HUGHES

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

Before me:

Notary Public for Oregon  
My commission expires:

see attached  
notary acknowledgment

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
The foregoing instrument was acknowledged before me this  
\_\_\_\_\_, 19 \_\_\_\_, by \_\_\_\_\_,  
\_\_\_\_\_, president, and by \_\_\_\_\_,  
\_\_\_\_\_, secretary of \_\_\_\_\_

\_\_\_\_\_, corporation, on behalf of the corporation.  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_ (SEAL)

KENNETH D. HUGHES and SHERON M. HUGHES  
HC 63 BOX 5974  
CHILLOQUIN, OR 97624

GRANTOR'S NAME AND ADDRESS  
RONALD R. WHITE and CAROLANN WHITE  
W. 7511 DAYTON MATLOCK RD.  
SHELTON, WA 98584

GRANTEE'S NAME AND ADDRESS

After recording return to:  
RONALD R. WHITE and CAROLANN WHITE  
W. 7511 DAYTON MATLOCK RD.  
SHELTON, WA 98584

NAME, ADDRESS, ZIP

Use a change in requested all tax statements shall be sent to the following address:  
RONALD R. WHITE and CAROLANN WHITE  
W. 7511 DAYTON MATLOCK RD.  
SHELTON, WA 98584

NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of \_\_\_\_\_ ss.  
I certify that the within instrument was  
received for record on the \_\_\_\_\_  
day of \_\_\_\_\_, 19 \_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book \_\_\_\_\_ on page \_\_\_\_\_ or as  
file/reel number \_\_\_\_\_,  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

By \_\_\_\_\_ Recording Officer  
\_\_\_\_\_ Deputy

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

STATE OF OREGON }  
COUNTY OF KLAMATH } ss.

13774

On April 11, 1994 before me the undersigned a Notary Public in and for said County and State, personally appeared WILLIAM K. KALITA, personally known to me to be the person whose name is subscribed to the within instrument as a witness thereto, (or proved to be such person by the oath of credible witness who is personally known to me), who being by me duly sworn, deposes and say: That William K. Kalita resides at Chiloquin, Oregon; that he was present and saw KENNETH D. HUGHES & SHERON D. HUGHES personally known to him to be the persons described in, and whose name is subscribed to the within and annexed instrument, execute the same; and that affiant subscribed his name thereto as a witness of said execution.



Kristi L. Redd  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 11/16/95

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 2nd day  
of May A.D., 19 94 at 3:17 o'clock P.M., and duly recorded in Vol. M94  
of Deeds on Page 13773.

FEE \$35.00

Evelyn Biehn County Clerk

By [Signature]