

NL

COPYRIGHT 1992

STEVENESS LAW PUBLISHING CO., PORTLAND, OR 97204

80879

MTC 1396-7013
WARRANTY DEED

Vol. 1794 Page 14938

KNOW ALL MEN BY THESE PRESENTS, That

Cathy Cogar King

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Batzer & Batzer Investments

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 4 in Block 6 of Tract No. 1019, Winema Peninsula, Unit No. 2,
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

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 \$19040.00.
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 May, 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.

Cathy Cogar King

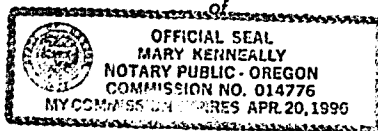
STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on May 11, 1994,

by Cathy Cogar King

by This instrument was acknowledged before me on , 19 ,

as of

Mary Kenneally
Notary Public for Oregon
My commission expires 4/20/99Cathy Cogar King
5729 Altamont Dr.
Klamath Falls, OR 97603
Grantor's Name and Address

Grantee's Name and Address

Batzer & Batzer Investments
PO Box 4460
Medford, OR 97501Until requested otherwise send all tax statements to (Name, Address, Zip):
Batzer & Batzer Investments
PO Box 4460
Medford, OR 97501SPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 11th day of May, 1994, at 3:37 o'clock PM., and recorded in book/reel/volume No. M94 on page 14938 and/or as fee/file/instrument/microfilm/reception No. 80879, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By [Signature] Deputy.

Fee \$30.00