

WARRANTY DEED  
MTC 32110-HF

KNOW ALL MEN BY THESE PRESENTS, That MICHAEL D. HARGAN and JOANNE M. HARGAN hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GLEN L. KNUTH and VALCINE Y. CAMP, with the rights of survivorship 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 15, Block 216, MILLS SECOND ADDITION to the City of Klamath Falls, 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 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 \$ 36,000.00

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 23 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 )  
5/23, 1994 ss.

*Michael D. Hargan*  
MICHAEL D. HARGAN  
*Joanne M. Hargan*  
JOANNE M. HARGAN

Personally appeared the above named  
MICHAEL D. HARGAN  
JOANNE M. HARGAN

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

Before me: *Helen M. Fink*  
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)

~~MICHAEL D. HARGAN and JOANNE M. HARGAN~~  
11939 Crystal Spring Rd  
Klamath Falls OR 97603  
GRANTOR'S NAME AND ADDRESS

GLEN L. KNUTH and VALCINE Y. CAMP  
PO Box 7634  
Klamath Falls 97602-0634  
GRANTEE'S NAME AND ADDRESS

GLEN L. KNUTH and VALCINE Y. CAMP  
PO Box 7634  
Klamath Falls OR 97602  
NAME, ADDRESS, ZIP

GLEN L. KNUTH and VALCINE Y. CAMP  
PO Box 7634  
Klamath Falls OR 97602  
NAME, ADDRESS, ZIP

STATE OF OREGON, \_\_\_\_\_ ss.  
County of Klamath  
I certify that the within instrument was received for record on the 24th day of May, 1994, at 11:25 o'clock A.M., and recorded in book M94 on page 16375 or as file/reel number 81521, Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
B. Pauline Mikkendor Deputy

Fee \$30.00

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