

84063

FORM No. 503 - WARRANTY DEED (Ind. & dual or Corporate)

04-11-94A11-30 RCVD

Volm94 Page 21312

SIEVER-KESS LAW PUBLISHING CO., PORTLAND, OR 97201

78921

WARRANTY DEED

Volm94 Page 10704

KNOW ALL MEN BY THESE PRESENTS, That John Allen

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 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:

Beginning at a 1/2 inch iron pin marking the southwest corner of lot 3 Block 6 said River West Thence N 77° 11' 00" W 280.00 feet Thence N 62° 40' 00" E 300.00 feet Thence S 77° 11' 00" E 286 feet to a 1/2 inch iron pin on the northerly right of way line of south Airport Drive Thence S 62° 49' 00" W. Along said right of way line 300.00 feet to point of beginning. Containing 1.92 Acres more or less. Subject together with an easement 30.00 feet in width for ingress and egress adjacent to and southerly to the northwesterly line of above described property.

(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 whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00. 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 3 day of April, 1974; 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.

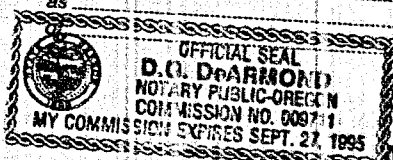
THIS INSTRUMENT WILL NOT ALLOW USE IF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of Klamath) ss.
This instrument was acknowledged before me on

by John Allen Apr 3, 1974.

This instrument was acknowledged before me on _____, 19____.

as



My commission expires 9-27-95 Notary Public for Oregon

STATE OF OREGON, County of Klamath) ss.

I certify that the within instrument was received for record on the 11th day of April, 1994, at 11:30 o'clock A.M., and recorded in book/seal/volume No. M94 on page 10704 and/or as fee/title instrument/microfilm/reception record of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME
By Pauline Mullen, Deputy

SPACE RESERVED FOR RECORDER'S USE

INDEXED

D/L

Re-Recorded to Correct Grantee

John Allen
Box 263
Crescent Ore 97730
Grantee's Name and Address
Nellie Allen
H.C. 73 Box 3517 Union Rd
Burns Oregon 97720
STATE OF OREGON, County of Klamath

Filed for record at request of:

Nellie Allen
on this 11th day of July A.D. 19 94
at 11:30 o'clock A.M. and duly recorded
in Vol. M94 of Deeds page 21312
Evelyn Biehn County Clerk
By Pauline Mullen Deputy

Fee \$30.00

Fee, \$5.00

Deputy.