

WARRANTY DEED
 MTC 33485-HF
 KNOW ALL MEN BY THESE PRESENTS, That
 RUDY L. HEDBERG

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT L. ALLBEE AND SANDRA J. ALLBEE AND JESSIE SUSAN DEL VALLE, 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:

** with the rights of survivorship

The Easterly 63 feet of Lot 9 and the easterly 63 feet of the South one half of Lot 10 of SHIVERS 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 and to determine any limits on lawsuits against farming or forest practices as defined in ORS 30.930."

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 to the land, if any, as of 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 \$ 43,000.00

~~However, the above consideration does not include other property or value given or promised which is the whole or part of the consideration for this transfer. If any other property or value is given or promised, it should be stated. See ORS 93.030.)~~

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 25th day of JULY, 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.

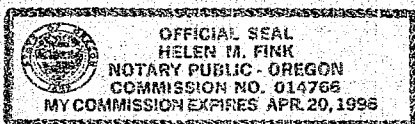
STATE OF OREGON,
 County of KLAMATH)
 July , 19 94) ss.

Rudy L. Hedberg
 RUDY L. HEDBERG

Personally appeared the above named
 RUDY L. HEDBERG

and acknowledged the foregoing instrument to be his 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)

RUDY L. HEDBERG

720 COUNTRY CLUB RD.

EUGENE, OR

GRANTOR'S NAME AND ADDRESS

ROBERT L. & SANDRA J. ALLBEE & JESSIE SUSAN DEL VALLE

PO Box 827

Keok, OR 97627

GRANTEE'S NAME AND ADDRESS

ROBERT L. ALLBEE & SANDRA J. ALLBEE

JESSIE SUSAN DEL VALLE

PO Box 827 Keok, OR 97627

K

NAME, ADDRESS, ZIP

ROBERT L. ALLBEE & SANDRA J. ALLBEE

JESSIE SUSAN DEL VALLE

PO Box 827

Keok, OR 97627

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was

received for record on the 29th

day of July, 19 94,

at 10:48 o'clock A.M., and recorded

in book M94 on page 23239 or as

file/reel number 85046,

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Dorene Mullins Deputy

Fee \$30.00