

WARRANTY DEED

MTC 332

2-KR

KNOW ALL MEN BY THESE PRESENTS, That CINDI KENNEL and KEITH KENNEL, as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GREGORY R. SEIDLER, 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 7, 8 and 9 of ANKENY GARDENS, 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 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 \$ 54,000.00
see ORS 95.530(4)

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 20 day of July, 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.

Cindi Lee Kennel

CINDI KENNEL

Keith Kennel by Cindi
Kennel, his attorney
in fact.

STATE OF OREGON,
County of Klamath, ss.
July 20, 19 94.

Personally appeared the above named
CINDI KENNEL for herself and as
attorney in fact for KEITH KENNEL

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

Before me:

Kristi L. Redd

Notary Public for Oregon

My commission expires: 11/16/95



CINDI KENNEL and KEITH KENNEL

Rt. 1
Onderville, OR 97635

GRANTOR'S NAME AND ADDRESS

GREGORY R. SEIDLER
6648 AIRWAY DRIVE
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

GREGORY R. SEIDLER
6648 AIRWAY DRIVE
KLAMATH FALLS, OR 97603

NAME ADDRESS ZIP

Under a Statute of Limitations, this instrument shall be held to be void if not recorded within 10 years.

GREGORY R. SEIDLER

6648 AIRWAY DRIVE

KLAMATH FALLS, OR 97603

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)

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 2nd day of Aug, 19 94 at 2:49 o'clock P.M. and recorded in book M94 on page 23615 or as file/reel number 85257. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Bishn, County Clerk
Recording Officer

Deputy