

1-1-74

85570

08-08-94P03:33 RCVD

WARRANTY DEED

Vol. m94 Page 24376

KNOW ALL MEN BY THESE PRESENTS, That Michael B. Jager & Margaret H. Jager as trustees of the Jager family trust agreement dated 10-15-91 & Clark J. Kenyon & Georgiana K. Kenyon, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by James W. Bamford, a single man, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 16 in Block 8 and 1/49th of Lot 1 in Block 11 in Tract 1161, High Country Ranch, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances except contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record and those apparent 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 \$ 10,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols (H), if not applicable, should be deleted. 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 1 day of August, 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.

(If executed by a corporation, affix corporate seal)

STATE OF California

County of Orange

August 1, 1994

Personally appeared the above named Clark J. Kenyon and Georgiana K. Kenyon

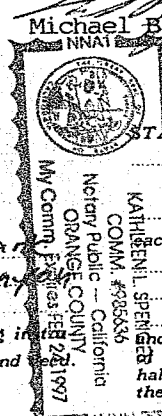
and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 2-24-97



Michael B. Jager, Tst. Margaret H. Jager, Tst.
Clark J. Kenyon
Georgiana K. Kenyon

STATE OF OREGON, County of Klamath

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

James W. Bamford
P.O. Box 536
Bly, OR 97622

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

James W. Bamford
P.O. Box 536
Bly, OR 97622

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock M., and recorded in book _____ on page _____ or as file/reel number _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By _____ Deputy

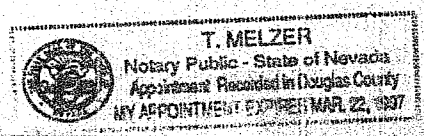
SPACE RESERVED FOR RECORDER'S USE

Fee \$30.00

STATE Nevada
COUNTY Douglas

On this 3rd day of August in the year 1994, before me, T. Melzer, a Notary Public in and for said state, personally appeared Michael & Margaret Jaser, personally known to me to be the person who executed the above instrument, and acknowledged to me that they executed the same for purposes stated therein.

T. Melzer
Notary Public



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co the 8th day of Aug A.D., 19 94 at 3:33 o'clock P M., and duly recorded in Vol. M94 of Deeds on Page 24376.

FEE \$35.00

Evelyn Biehn - County Clerk
By Dorlene Mulendore