## -12-94A10:46 RCVIMOUNTAIN TITLE COMPANY 85846 Volman Pane 249 MTCHRANTY KNOW ALL MEN BY THESE PRESENTS, That CHARLES S. RHODES and LESLIE LOUISE RHODES, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

ROSA M. WADE and GREG A. WADE, as tenants by the editirety , 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 \_ KT.AMATH \_ and State of Oregon, described as follows, to-wit:

Lot 6 in Block 89, BUENA VISTA 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.

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"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 the and the second second

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims grantor will warrant and forever defend the said premises and every part and predescribed encumbrances. and demands of all persons whomsoever, except those claiming under the above described encumbrances. 52,000.00

stated in terms of dollars, NS. REALIZING THE REAL AND TH 

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 <u>8th</u> day of <u>August</u> , 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

MOUNTAIN TITLE COMPANY

	- Charles & Reliaden
STATE OF OREGON, _)	CHARLES S. RHODES
Country of KIAMATH	V Denie Jamie Rheder
County of <u>KLAMATH</u> ) ss. <u>August 10</u> 1994	LESLIE LOUISE RHODES -
· <u>····································</u>	manie Louise Knoues -
Personally appeared the above named CHARLES S. RHODES	
LESLIE LOUISE RHODES	
and acknowledged the foregoing instrument	는 것은 것이 있는 것이 같은 것이 같은 것이 있다. 같은 것이 같은 것은 것은 것은 것은 것이 있는 것이 같이 있는 것이 없다.
to be <u>THEIR</u> voluntary act and deed.	같이 있는 것은 이 가지는 방법을 받는 것은 것은 것이다. 이 가지는 것은 것은 것은 것이다. 가지는 것은 것은 것은 것은 것이다. 가지는 것은 것은 것은 것은 것이다. 것은 것은 것은 것은 것은 가지는 것이다. 것은
Before me: N. C. M. d. A.	STATE OF OPECON COMMAN
ALLENTINA	STATE OF OREGON, County of) ss.
Notary Public for Oregon	The foregoing instrument was acknowledged before me this
My commission expires:	, 19, by, president, and by,
ATTENDED TO A TO	president, and by, secretary of,
OFFICIAL SEAL	scorestry uj
HELEN M. FINK	a corporation, on behalf of the corporation.
COMMISSION NO. 014766	
MY COMMISSION EXPIRES APR. 20, 1996	Notary Public for Oregon
	My commission expires: (SEAL)
CMARLES S. RHODES and LESLIE LOUISE I	KODES
2454 LINDLEY WAY	STATE OF OREGON,
KLAMATH FALIS, OR 97601	2. And the set of t
C GRANTOR'S NAME AND ADDRESS	County of Klamath
ROSA M. WADE and GREG A. WADE	I certify that the within instrument was
1505 CALLFORNIA AVENUE	received for record on the 12th
KLAMATH FALLS, OR 97601	day of <u>Aug</u> . 19 <u>94</u> ,
GRANTEE'S NAME AND ADDRESS	since reserved in book <u>M94</u> on page <u>24933</u> or as
ROSA H. WADE and GREG A. WADE	file/reel number 85846
KUSA M. WADE and GREG A. WADE	RECORDERS USE Record of Deeds of said county.
1505 CALIFORNIA AVENUE	Witness my hand and seal of County
RLAMATH FALLS, OR 97601	affixed.
NAME, ADDRESS, ZIP	
Unit a charge is requested all as matericans shall be rear to the following address. ROSA M. WADE and GREG A. WADE	
1505 CALIFORNIA AVENUE	Evelyn Biehn, County Clerk
KLAMATH FALLS, OR 97601	Recording Officer
NIFTININ PALLS, UK 97601	By Caustine Mullindere Deputy
<u></u>	<b>Fee \$30.00</b>

**MOUNTAIN TITLE COMPANY**