

86062

08-16-94P01:45 RCVD

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover & Arba F. Schoonover, 7740 Cannon St., Klamath Falls, Oregon 97603 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Garnet L. Green & Donna Green H&W, 3198 Partridge Way, Springfield, Or. 97477 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:

Lot #1: $W\frac{1}{2}$ $N\frac{1}{2}$ $N\frac{1}{2}$ $SE\frac{1}{4}$ $SE\frac{1}{4}$ Section 8, TWP25S, R8E, W.M.

Lot #3: $W\frac{1}{2}$ $S\frac{1}{2}$ $N\frac{1}{2}$ $SE\frac{1}{4}$ $SE\frac{1}{4}$ Section 8, TWP25S, R8E, W.M.

Lot #5: $W\frac{1}{2}$ $N\frac{1}{2}$ $S\frac{1}{2}$ $SE\frac{1}{4}$ $SE\frac{1}{4}$ Section 8, TWP25S, R8E, W.M.

Fifteen acres more or less. Subject to a thirty foot (30 ft.) wide easement parallel and along East Boundary for mutual roadway and all other roadway purposes. Subject to a twenty foot (20 ft.) wide easement for power utility use. Subject to reservations of record.

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$7,500.00. However, the actual consideration consists of or includes other property or value or promise which the whole 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 11th day of August, 1994, 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.

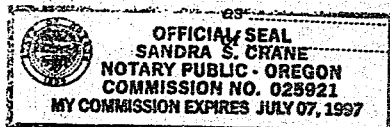
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

John M. Schoonover
Arba F. Schoonover

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on August 11, 1994, by John M. Schoonover & Arba F. Schoonover

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



Sandra S. Crane
Notary Public for Oregon
My commission expires 7/7/97

John M. Schoonover &
Arba F. Schoonover

Garnet L. Green &
Donna Green

Grantee's Name and Address

After recording return to (Name, Address, Zip):

G. L. Green
3198 Partridge Way,
Springfield, Ore. 97477

Until requested otherwise send all tax statements to (Name, Address, Zip):

G. L. Green
3198 Partridge Way,
Springfield, Ore. 97477

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 16th day of Aug., 1994, at 1:45 o'clock P.M., and recorded in book/reel/volume No. M94 on page 25388 and/or as fee/file/instrument/microfilm/reception No. 86062, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE
By Pauline Mullender, Deputy.

Fee \$30.00