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return:

MTC 33905

JACKSON COUNTY TITLE DIVISION
CONTINENTAL LAWYERS TITLE COMPANYVol. M94 Page 30346

502 W. Main Street (P. O. Box 218) Medford, OR 97501 (503) 779-2811

09-27-94P02:39 RCVD

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that ,

MARY LYNN BRANDY

hereinafter called the Grantor, for the consideration hereinafter stated, to Grantor paid by

PAULA C. BROWN

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 , State of Oregon, described as follows to wit:

A leasehold interest in Lot: 3, Block W, Lake of the Woods, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

TO HAVE AND TO HOLD the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And Grantor hereby covenants to and with Grantees and the heirs of the survivor and their assigns, that Grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, EXCEPT 1994-95 personal property taxes, a lien not yet due and payable and the term Special Use Permit issued by the US Forest Service for Recreation Residences.

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 \$ 124,000.00 .

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 individuals and to corporations.

IN WITNESS WHEREOF, the grantor has executed this instrument this 26th day of Sept, 1994.

"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."

Mary Lynn Brandy
MARY LYNN BRANDY

STATE OF OREGON
COUNTY OF JACKSON

The foregoing instrument was acknowledged before me this 26 day of Sept, 1994, by
MARY LYNN BRANDY

Julie Anne Thomas
Notary Public for Oregon
My commission expires _____

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Mountain Title co

on this 27th day of Sept A.D., 19 94
at 2:39 o'clock P M. and duly recorded
in Vol. M94 of Deeds Page 30346
Evelyn Biehn County Clerk
By Pauline Mulholland

Fee, \$30.00

Deputy.

Mail Tax Statements to:

Grantee
P.O. Box 1079
Ashland OR 97520



OFFICIAL SEAL
JULIE ANNE THOMAS
NOTARY PUBLIC - OREGON
COMMISSION NO. 006867
MY COMMISSION EXPIRES JUNE 21, 1995