

NL
89181

10-05-94A10:28 RCVD

MTC 1396-7218
WARRANTY DEED

Vol. 94 Page 31158

KNOW ALL MEN BY THESE PRESENTS, That NADINE F. GALLAGHER 5/6th UNDIVIDED INTEREST

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PATRICIA A. PARSONS, WILLIAM L. GALLAGHER III, MICHAEL R. GALLAGHER, DIANE F. BACON AND JOHN C. GALLAGHER***, 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:

ALL TO A UNDIVIDED 5/6th INTEREST AS TENANTS IN COMMON

The S1/2 of the SE1/4 of Section 30, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

MOUNTAIN TITLE COMPANY, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 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 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 \$ GIFT. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 4th day of February, 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.

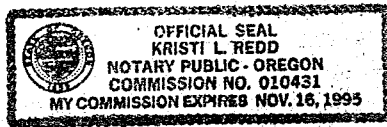
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

NADINE F. GALLAGHER

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on July 13, 1994, by NADINE F. GALLAGHER

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



Kristi L. Redd
Notary Public for Oregon
My commission expires 11/16/95

Nadine F. Gallagher
898 Whiskey Creek Ranch
Sprague River, OR 97639
Grantor's Name and Address
William L. Gallagher, III
898 Whiskey Creek Ranch
Sprague River, OR 97639
Grantee's Name and Address

After recording return to (Name, Address, Zip):
William L. Gallagher, III
898 Whiskey Creek Ranch
Sprague River, OR 97639

Until requested otherwise send all tax statements to (Name, Address, Zip):
William L. Gallagher, III
898 Whiskey Creek Ranch
Sprague River, OR 97639

SPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 5th day of Oct., 1994, at 10:28 o'clock A.M., and recorded in book/reel/volume No. M94 on page 31158 and/or as fee/tile/instrument/microfilm/reception No. 89181, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By Pauline Mulendy Deputy.

Fee \$30.00