

MTC 34413-MK

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That

GLETA WAMPLER

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

THEODORE S. ELLIS

hereinafter called the grantee, does hereby grant, bargain, sell and convey to 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 KLAMATH and State of Oregon, described as follows, to-wit:

Lot 3, Block 2, Tract 029, SPRUCE RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

## MOUNTAIN TITLE COMPANY

"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 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 \$ 20,000.00

~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 20,000.00~~

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 18th day of October, 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.

STATE OF OREGON,

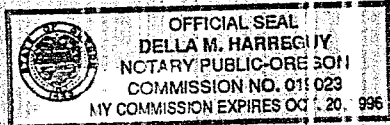
County of KLAMATH ss.October 18, 19 94

Personally appeared the above named

GLETA WAMPLER

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

Before me: Della M. Harrenguy  
Notary Public for Oregon  
My commission expires: 10-10-96



GLETA WAMPLER

P.O. BOX 134

CHILQUIN, OR 97624

GRANTOR'S NAME AND ADDRESS

THEODORE S. ELLIS

98-1525 KAONOHE

ATEA, HI 96701

GRANTEE'S NAME AND ADDRESS

After recording return to:

THEODORE S. ELLIS

98-1525 KAONOHE

ATEA, HI 96701

NAME, ADDRESS, ZIP

Until a change is required all tax statements shall be sent to the following address:

THEODORE S. ELLIS

98-1525 KAONOHE

ATEA, HI 96701

NAME, ADDRESS, ZIP

GLETA WAMPLER

STATE OF OREGON, County of \_\_\_\_\_ ss.

The foregoing instrument was acknowledged before me this

\_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_,

\_\_\_\_\_, president, and by \_\_\_\_\_,

\_\_\_\_\_, secretary of \_\_\_\_\_

\_\_\_\_\_, corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: \_\_\_\_\_

(SEAL)

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of Oct, 19 94, at 11:28 o'clock A. M., and recorded in book 394 on page 32813 or as file/reel number 89965.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullendor Deputy

Fee \$30.00