

NA
91258

WARRANTY DEED

Vol. M94 Page 35412KNOW ALL MEN BY THESE PRESENTS, That JEAN L. HARVEY, a single woman - - -hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TOM GULLION, a single man - - -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:

Township 34 South, Range 7 East of the Willamette Meridian:

Beginning at a point 14.97 chains west and 10 chains south of the quarter corner common to Sections 26 and 27. Township 34 South, Range 7 East of the Willamette Meridian, said point of beginning is marked by a 1 1/4" iron pipe on the East bank of Williamson River; thence East 103.8 feet; thence North 151.8 feet; thence South 87°43' West 131.0 feet to an iron pipe on the East bank of Williamson River; thence South 10°33' East 149.0 feet to the place of beginning, located in the NE 1/4 SE 1/4 of said Section 27.

(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 reservations and restrictions, rights of way of record, and those apparent on the land - - -

- - - 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 \$ 6,500.00

However, the actual consideration consists of or includes other property or value given or promised which is 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 30th 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.

California

STATE OF OREGON, County of Butte) ss.This instrument was acknowledged before me on Aug 30, 1994, by Jean L. Harvey Jean L. HarveyThis instrument was acknowledged before me on Aug 30, 1994, by Elyse M. Holtas Notary Public State of Calif - County of ButteELYSE M. HOLT
NOTARY PUBLIC-CALIFORNIA
Butte County
My Commission Expires
Sept. 15, 1995Elyse M. Holt CRK
Notary Public for Oregon
My commission expires 9.15.95Jean L. Harvey
1876 Oak Park Ave.
Chico, CA 95928

Grantor's Name and Address

Tom Gullion
2316 Wantland Street
Klamath Falls, OR 97601

Grantee's Name and Address

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

SAME AS GRANTEE

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

SAME AS GRANTEESPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON, } ss.
County of KlamathI certify that the within instrument was received for record on the 17th day of November, 1994, at 3:03 o'clock P.M., and recorded in book/reel/volume No. M94 on page 35412 and/or as fee/file/instrument/microfilm/reception No. 91258, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
Berylth Hertag, Deputy.

Fee \$30.00

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