

KNOW ALL MEN BY THESE PRESENTS, That JUNE L. LAWSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto 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:

Lots 1 through 4, Block 19, CHESTER ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. **SUBJECT TO:** City Lien in favor of the City of Klamath Falls docketed May 1990, and 70 Improvement Unit 52.

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 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 to the land, if any, as of 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 \$ 23,500.00.

~~THE GRANTOR HEREBY WARRANTS AND FOREVER DEFENDS 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 \$ 23,500.00. SEE ORS 93.03(1)~~

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 17th day of November, 1994, 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

November 17, 1994

Personally appeared the above named
JUNE L. LAWSON

and acknowledged the foregoing instrument
to be HER voluntary act and deed

Before me:

Notary Public for Oregon
My commission expires:



STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19____, by _____, president, and by _____, secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon
My commission expires: (SEAL)

JUNE L. LAWSON
333 Laguna
Klamath Falls, OR
GRANTOR'S NAME AND ADDRESS

LOUIE G. LAWSON
3444 LINDBERG
KLAMATH FALLS, OR 97601
GRANTEE'S NAME AND ADDRESS

LOUIE G. LAWSON
3444 LINDBERG
KLAMATH FALLS, OR 97601
NAME, ADDRESS, ZIP

Use a change in required all use of no more shall be sent to the following address:

LOUIE G. LAWSON
3444 LINDBERG
KLAMATH FALLS, OR 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, ss.
County of Klamath

I certify that the within instrument was received for record on the 22nd day of Nov, 1994, at 1:38 o'clock P. M., and recorded in book M94 on page 35823 or as file/reel number 91479.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Shirley M. Miller Deputy

Fee \$30.00