

~~MTG 3137417F~~
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That

EDNA YOUNG

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LEONARD ANDRUS SWANSON and TANJA SWANSON, husband and wife, 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:

Lot 6 and that portion of Lot 4 lying Southwesterly of said Lot 6 and Northwesterly of the line between Lots 6 and 3 extended Southwesterly to the North line of Ewauna Street (formerly Juniper Street), all in Block 4 in ORIGINAL TOWN OF LINKVILLE, 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 \$ 62,500.00

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.

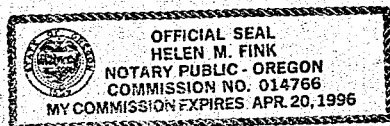
In Witness Whereof, the grantor has executed this instrument this 8th day of December, 1994; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,)
County of Klamath) ss.
December 8th 1994

Personally appeared the above named _____
EDNA YOUNG

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

Before me: Alex M. Guck
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)

EDNA YOUNG
45 PINE STREET
KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS
LEONARD ANDRUS SWANSON and TANJA SWANSON
227 EWAUNA WAY
KLAMATH FALLS, OR 97601

GRANTEE'S NAME AND ADDRESS
LEONARD ANDRUS SWANSON and TANJA SWANSON
227 EWAUNA WAY
KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
LEONARD ANDRUS SWANSON and TANJA SWANSON
227 EWAUNA WAY
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 8th
day of Dec, 19 94,
at 1:43 o'clock P. M., and recorded
in book M94 on page 37309 or as
file/reel number 92217,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline M. Nicks Deputy

Fee \$30.00

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