

92465

WARRANTY DEED

Vol. m94 Page 37823

KNOW ALL MEN BY THESE PRESENTS, That
RODNEY W. JOHNSON and MELINA C. JOHNSON, as tenants by the entirety
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
DAVID J. SNIDER and TINA M. SNIDER, husband and wife
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 5 in Block 3 of Tract No. 1007, WINCHESTER, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

THIS DOCUMENT IS BEING RERECORDED TO CORRECT LEGAL DESCRIPTION

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 \$ 67,000.00
However, the actual consideration consists of or includes other property or value given or promised by the grantee to the grantor, which is hereby acknowledged and stated for the purpose of this deed.

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 22 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 ss.
November 22, 1994

Rodney W. Johnson
RODNEY W. JOHNSON
Melina C. Johnson
MELINA C. JOHNSON

Personally appeared the above named
RODNEY W. JOHNSON
MELINA C. JOHNSON

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

Before me: Mary Kenneally
Notary Public for Oregon
My commission expires: 4/20/96



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)

RODNEY W. JOHNSON and MELINA C. JOHNSON

GRANTOR'S NAME AND ADDRESS
DAVID J. SNIDER and TINA M. SNIDER
4332 MYRTLEWOOD DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Mountain Title co

on this 15th day of Dec A.D., 19 94
at 1:49 o'clock P M. and duly recorded
in Vol. M94 of Deeds Page 37823

Evelyn Biehn County Clerk

By Paulene Mullendore Deputy.

Fee, \$5.00

Fee \$30.00

N TITLE COMPANY

STATE OF OREGON, ss.

County of Klamath
I certify that the within instrument was
received for record on the 23rd
day of Nov, 19 94,
at 11:48 o'clock A.M., and recorded
in book M94 on page 36033 or as
file/reel number 91578
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Paulene Mullendore Deputy.

INDEXED