

01-17-95P03:31 RCVD

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That  
 CLAUDETTE R. MILLER WHO ACQUIRED TITLE AS CLAUDETTE R. BARKLEY  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
 LESTTLEY JACKSON JR. and DIANNE LYNN JACKSON, 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 12, Block 5 of CHILOQUIN DRIVE ADDITION, 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 \$ 14,000.00

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 10 day of January 19 95 ; 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 16 19 95

Personally appeared the above named

CLAUDETTE R. MILLER

CLAUDETTE R. MILLER

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)



CLAUDETTE R. MILLER

P.O. BOX 200

CHILOQUIN, OR 97624

GRANTOR'S NAME AND ADDRESS

LESTTLEY JACKSON JR. and DIANNE LYNN JACKSON

P.O. BOX 31

CHILOQUIN, OR 97624-0031

GRANTEE'S NAME AND ADDRESS

After recording return to:

LESTTLEY JACKSON JR. and DIANNE LYNN JACKSON

P.O. BOX 31

CHILOQUIN, OR 97624-0031

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

LESTTLEY JACKSON JR. and DIANNE LYNN JACKSON

P.O. BOX 31

CHILOQUIN, OR 97624-0031

NAME, ADDRESS, ZIP

SPACE RESERVED

FOR

RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was  
 received for record on the 17th  
 day of Jan , 19 95  
 at 3:31 o'clock P. M., and recorded  
 in book M95 on page 1092 or as  
 file/reel number 93668

Record of Deeds of said county.

Witness my hand and seal of County  
 affixed.

Bernetha G. Letsch, Co. Clerk

Recording Officer

Deputy

FEE: \$30.00