

95928

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Arthur R. Millard and  
Viva M. Millard, Husband and Wife  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Robert A.  
Millard and Wendy M. Millard, Husband and Wife with Full Rights of Survivorship,  
 hereinafter called the grantee, (doe 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:

Parcel 2, Land Partition 54-94, situated in vacated  
lots 1 and 2 of "PONDOSA" Being in the NE 1/4 NE 1/4 of  
Section 1, T40S, R7EWM, Klamath County, Oregon

(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 and covenants  
that grantor is the owner of the above described property free of all  
encumbrances except covenants, conditions, restrictions, reservations,  
rights, rights of way and easements of record, if any, and apparent 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 \$ 2.00  
 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 27th day of December, 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.

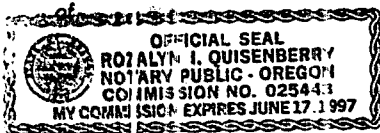
Arthur R. Millard  
Viva M. Millard

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on December 8, 1994,  
 by Arthur R. Millard and Viva M. Millard

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_  
 as \_\_\_\_\_



Roy A. Quisenberry  
 Notary Public for Oregon  
 My commission expires 6-17-97

|  |
|--|
| Grantor's Name and Address   |
| Grantee's Name and Address   |
| After recording return to (Name, Address, Zip):                            |
| Until requested otherwise send all tax statements to (Name, Address, Zip): |
| <u>Robert A. Millard</u>   |
| <u>428 Pacific Terrace</u>   |
| <u>Klamath Falls, OR 97601</u>   |

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, } ss.  
 County of Klamath

I certify that the within instrument  
 was received for record on the 27th day  
 of March, 1995, at  
9:02 o'clock A.M., and recorded in  
 book/reel/volume No. M95 on page  
522 and/or as fee/file/instru-  
 ment/microfilm/reception No. 95928,  
 Record of Deeds of said County.

Witness my hand and seal of  
 County affixed.

Bernetha G. Letsch, Co. Clerk

NAME TITLE  
By Lynette Freitag, Deputy.

FEE: \$30.00

31.00  
CIC