

NL

96014

Vol. 1795 Page 5431

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That BILL MIDDLEBROOKS AND TRACEY MIDDLEBROOKS,
HUSBAND AND WIFE

hereinafter called the grantor, for the consideration herein after stated, to grantor paid by AL DAILEY AND
FATE E. DAILEY, HUSBAND AND WIFE

hereinafter called the grantee, does 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:

LOTS 5 AND 6, BLOCK 61, KLAMATH FALLS FOREST ESTATES, HIGHWAY
66 UNIT, PLAT NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON
FILE IN THE OFFICE OF THE COUNTY CLERK OF 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 EXCEPT ALL THOSE OF RECORD AND THOSE APPARENT TO THE LAND AS OF THE DATE OF THIS DEED

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 \$ 4000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (This 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 28TH day of NOVEMBER, 19 94; 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.

B. Middlebrooks
BILL MIDDLEBROOKS

Tracey Middlebrooks
TRACEY MIDDLEBROOKS

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on _____, 19____,

by _____

This instrument was acknowledged before me on December 1, 19 94,
by Bill Middlebrooks and Tracey Middlebrooks

as Husband and Wife

of Klamath County, Oregon.



Catherine Haga
Notary Public for Oregon
My commission expires May 6, 1996

BILL & TRACEY MIDDLEBROOKS

P.O. BOX 95

MERRILL OR 97633

Grantor's Name and Address

AL & FATE DAILEY

P.O. BOX 2238

W. SACRAMENTO, CA 95691

Grantee's Name and Address

After recording return to (Name, Address, Zip): & Taxes:

AL & FATE DAILEY

P.O. BOX 2238

5152 Bufflehead Dr. 95691

P.O. BOX 87

Bonanza, Or. 97623

P.O. BOX 1738

W. SACRAMENTO, CA 95691

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 10th day of March, 19 95, at 11:23 o'clock A.M., and recorded in book/reel/volume No. M95 on page 5431 and/or as fee/file/instrument/microfilm/reception No. 96014, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
By April A. Letey, Deputy.

FEE: \$30.00

03-10-95A11-23 PCVD