

96235

K-47780  
WARRANTY DEED

Vol. M95 Page 5887

KNOW ALL MEN BY THESE PRESENTS, That Lynn G Westwood

hereinafter called the grantor, for the consideration hereinafter stated, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto Gregory Alan Morse hereinafter called the grantee, and unto grantee's heirs, successors and assigns, that 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:

PARCEL 1: Block 26 Lot 1, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2 (R459998)

PARCEL 2: Block 26 Lot 2, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2 (R460003)

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of 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 \$ full consideration.

~~THE WHOLE OF THE ABOVE DESCRIBED PREMISES ARE HEREBY GRANTED TO THE GRANTOR'S HEIRS, SUCCESSORS AND ASSIGNS FOREVER.~~ (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

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 15th day of March, 1995, 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.

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.

Lynn G Westwood

STATE OF OREGON, County of Klamath ) ss.  
This instrument was acknowledged before me on March 9, 1995,

by Lynn G. Westwood  
This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_  
ss.



OFFICIAL SEAL  
TRUDIE DURANT  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 027875  
MY COMMISSION EXPIRES SEP. 30, 1997

Trudie Durant  
Notary Public for Oregon  
My commission expires \_\_\_\_\_

Lynn G Westwood  
P.O. Box 924  
Klamath Falls, OR 97601-0049  
GRANTOR'S NAME AND ADDRESS

Gregory Alan Morse  
813 Beall Ln.  
Central Point, OR 97502-2911  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Gregory Alan Morse  
813 Beall Ln.  
Central Point, OR 97502-2911  
NAME, ADDRESS, ZIP

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

Gregory Alan Morse  
813 Beall Ln.  
Central Point, OR 97501-2911  
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 16th day of March, 1995, at 10:53 o'clock A.M., and recorded in book/reel/volume No. M95 on page 5887 or as fee/title/instrument/microfilm/reception No. 96235, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Berntha G. Letsch, Co. Clerk  
NAME TITLE

Smith Friday Deputy

FEE: \$30.00