

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

RONALD F. JACKSON and MARJORIE R. JACKSON, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TERRY R. ETTERS and DEBORAH A. ETTERS, husband and wife, hereinafter called 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:

Lots 12 and 13 in Block 40, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

~~TOGETHER WITH that portion of the vacated alley vacated by Ordinance
Number 5626, dated October 02, 1967 in Volume M67, page 8055, Microfilm
Records of Klamath County, Oregon. *recorded October 17, 1967~~

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

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: \$ 133,500.00

~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 133,500.00~~

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 16th 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.

STATE OF ARKANSAS
County of WHITE
March 16 1995 ss.

Personally appeared the above named _____
 RONALD F. JACKSON
 MARJORIE B. JACKSON

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

Before me: Brenda Carol Durham
Notary Public for ~~Oregon~~ ARKANSAS
My commission expires:

10/16/95

NOTARY PUBLIC

~~RONALD T. JACKSON and MARJORIE R. JACKSON~~

10 Ridge Road
Searcy, AR. 72143

GRANTOR'S NAME AND ADDRESS
TERRY R. ETTERS and DEBORAH A. ETTERS

P.O. Box 954
Clamath Falls, OR. 97601

TERRY R. ETTERS and DEBORAH A. ETTERS

P.O. Box 954
Klamath Falls, OR. 97600

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

TERRY R. ETTERS and DEBORAH A. ETTERS

P.O. Box 954
Klamath Falls, OR. 97601

ARIZONA
STATE OF ARIZONA, County of WHITE

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)

STATE OF OREGON,

County of Klamath
I certify that the within instrument was
received for record on the 27th
day of March, 19 95,
at 3:51 o'clock P M., and recorded
in book M95 on page 7189 or as
file/reel number 96971,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Bernertha G. Letsch Co Clerk
By Lynette Hartag Recording Officer
Deputy

FEE: \$30.00

MOUNTAIN TITLE COMPANY