

NA

98657

K-47521
WARRANTY DEED—SURVIVORSHIP Vol. M95 Page . 9947

KNOW ALL MEN BY THESE PRESENTS, That _____ **Leta Vanhook**

KNOW ALL MEN BY THESE PRESENTS, That _____, hereinafter called the grantor,
for the consideration hereinafter stated to the grantor paid by _____ Leta Vanhook and Dixie Spradley

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of the grantees, the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of Klamath....., State of Oregon, to-wit:

Lot 4 in Block 8 of First Addition to Cypress Villa, 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 above described and granted premises unto the grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the premises, that same are free from all encumbrances

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 \$.....-0-

⑤However, 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 symbols⑤, 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 the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 20 day of April, 1995; and 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.

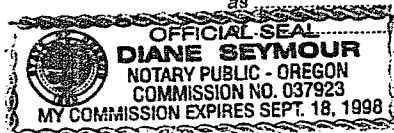
Leta Vanhook
Leta Vanhook

Leta Vanhook

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on April 20, _____, 1995.
by Leta Vanhook _____

by Heta Vainio
This instrument was acknowledged before me on _____, 19____
by _____



Diane L. Hovver
Notary Public

Notary Public for Oregon.

My commission expires ... September 18, 1998.

STATE OF OREGON, } ss
County of _____ Klamath _____ }

I certify that the within instrument was received for record on the 20th day of April, 1995, at 10:54 o'clock A.M., and recorded in book/reel/volume No. 195 on page 2947 and/or as fee/title/instrument/microfilm/reception No. 28657, Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Bernetha G. Letsch, Co Clerk

NAME TITLE
By James H. Hertz, Deputy

SPACE RESERVED
FOR
RECORDER'S USE

FEE:\$30.00

.....
Grantor's Name and Address

Grantee's Name and Address

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

Leta Vanhook

4451 Day Drive

Klamath Falls, Or. 97603

Until requested otherwise send all tax statements to (Name, Address, Zip):

Leta Vanhook and Dixie Spradley.

4451 Day Drive

Klamath Falls, Oregon 97603