

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That
MILTON O. BERGLUND and JUNE E. BERGLUND
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
PERRY L. WELKER and PAULETTA Z. WELKER, 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:
SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE



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 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 \$ 60,544.00

However, the actual consequences could be of a number of types, or none at all, or even a mixture of the two. The whole point of the construction technique is that the behavior between the symbol π and the number should be decided. See [10] for details.

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 1st day of June, 19 95; 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 OREGON,
County of Klamath
June 1, 1995

MILTON O. BERGLUND

JUNE E. BERGLUND

Personally appeared the above named _____
MILTON O. BERGLUND
JUNE E. BERGLUND

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

Before me: Margaret A. Stuebel
Notary Public for Oregon
My commission expires: 12/30/18



STATE OF OREGON, County of _____) ss.

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)

~~MILTON O. BERGLUND and JUNE E. BERGLUND~~

GRANTOR'S NAME AND ADDRESS
PERRY L. WELKER and PAULETTA Z. WELKER

7508 Steens Drive
Klamath Falls, OR 97601

GRANT'S NAME AND ADDRESS

PERRY L. WELKER and PAULETTA Z. WELKER

7508 Steens Drive
Klamath Falls, OR 97601

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

PERRY L. WELKER and PAULETTA Z. WELKER

7508 Steens Drive
Klamath Falls, OR 97601

STATE OF OREGON,

SS

County of _____
I certify that the within instrument was
received for record on the _____
day of _____, 19____,
at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

By _____ Recording Officer
 _____ Deputy

MOUNTAIN TITLE COMPANY

EXHIBIT "A"
LEGAL DESCRIPTION

The SE1/4 of the SE1/4 of Section 6, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and the NE1/4 of the NE1/4 of Section 7, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM those portions conveyed to Klamath County for roadway purposes dated August 30, 1940, recorded September 10, 1940 in Deed Volume 131, page 589, and Oregon State Highway Commission dated June 13, 1956, recorded June 21, 1956 in Deed Volume 284, page 272 and dated August 25, 1967 and recorded September 11, 1967, in M67, page 7032, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 2nd day
of June A.D., 19 95 at 3:54 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 14648.

FEE \$35.00

By Bernetha G. Letsch County Clerk