

OA 1109

06-06-05A10:40 RCVD
WARRANTY DEED

14861

KNOW ALL MEN BY THESE PRESENTS, That DAVID R. CLUBB and MARY MARGARET CLUBB, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID J. CLUBB and MARGARET E. CLUBB, husband & wife as joint tenants with rights of survivorship hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and 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:

LOT 18, BLOCK 6, LENNOX ADDITION, Klamath County, Oregon

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.

(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

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 \$ 15,000.00

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 day of November, 1986; 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) ss.
NOVEMBER 21, 19 86

Personally appeared the above named
DAVID R. CLUBB and MARY MARGARET CLUBB

and acknowledged the foregoing instrument to be their

(OFFICIAL SEAL)

Before me:
VIVIANNE I. HUSTEAD
NOTARY PUBLIC-OREGON
My Commission Expires: 3-14-89

STATE OF OREGON, County of) ss.
19

Personally appeared) and
who, being duly sworn,
each for himself and not one for the other, did say that the former is the
president and that the latter is the
secretary of

a corporation,
and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Mr. and Mrs. David R. Clubb
3640 Flint Street
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. David J. Clubb
3300 North College Street
Newberg, OR 97132

GRANTEE'S NAME AND ADDRESS

After recording return to:

David J. Clubb & Margaret E. Clubb
2808 Crestview Drive
Newberg, OR 97132

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath)

I certify that the within instrument was received for record on the 6th day of June, 1995, at 10:40 o'clock A.M., and recorded in book/reel/volume No. M95 on page 14861 or as fee/file/instrument/microfilm/reception No. 1109, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

FEE: \$30.00

Deputy