

NA
3978

CORRECTION
WARRANTY DEED

Vol. m95 Page 20620



KNOW ALL MEN BY THESE PRESENTS, That JOHN AND MARIE JUSTICE

HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
ROBERT D. JAMES

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED

THE PURPOSE OF THIS DEED IS TO CORRECT THE LEGAL DESCRIPTION
SHOWN IN DEED RECORDED MAY 9, 1990 IN VOLUME M-90 AT PAGE 8836.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with 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 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 \$20,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which). (The sentence between the symbols Ⓞ, 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 this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 31st day of July, 1995; 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 30.830.

John Justice
Marie Justice

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on July 31, 1995,

by JOHN JUSTICE AND MARIE JUSTICE

This instrument was acknowledged before me on 19

by

as

of



OFFICIAL SEAL
KELSEY ANDERSON
NOTARY PUBLIC-OREGON
COMMISSION NO. 027866
MY COMMISSION EXPIRES SEPT. 13, 1997

Kelsey Anderson

Notary Public for Oregon

My commission expires September 13, 1997

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/real/volume No. on page and/or as fee/title/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

By NAME TITLE Deputy.

SPACE RESERVED
FOR
RECORDER'S USE

Grantor's Name and Address

Grantor's Name and Address

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

ATC

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

EXHIBIT "A"

20621

The following described real property in Klamath County, State of Oregon:

Beginning at a point in the Northeasterly boundary of Tract 48 of HOMEDALE, from which the most Northerly corner of the said Tract 48 bears North 43 degrees 30' West 181.5 feet distant, and running thence South 46 degrees 30' West parallel with the Northwesternly boundary of the said Tract 48, 300 feet, more or less, to a point in the Southwesterly boundary of the said Tract 48, and running thence South 43 degrees 30' East along the said Southwesterly boundary 72.6 feet; thence North 46 degrees 30' East, parallel with the said Northwesternly boundary 300 feet, more or less, to a point in the Northeasterly boundary; thence North 43 degrees 30' West along the said Northeasterly boundary 72.6 feet, more or less, to the point of beginning

Tax Acct: 41 - 3909-11AC-3300 Key No.: 549302

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 4th day
of Aug A.D., 19 95 at 11:24 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 20620

FEE \$35.00

By Bernetha G. Leitch County Clerk
Bernetha G. Leitch