

NTC 36017 DS

WARRANTY DEED

08-14-95P03:48 RCVD

KNOW ALL MEN BY THESE PRESENTS, That

JERRY M. MENESTRINA AND NANCY K. MENESTRINA, HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JERRY M. MENESTRINA AND NANCY K. MENESTRINA, TRUSTEES OF THE MENESTRINA LIVING TRUST DATED 5/11/95 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:

~~The S1/2 NE1/4 and the SE1/4 of Section 12, Township 39 South, Range 11-1/2 East of the Willamette Meridian, Klamath County, Oregon.~~

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 forever, is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those, if any, apparent upon the land as of 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 \$

The character ϕ is a function symbol denoting the function ϕ in the domain of the interpretation, which is a member of the interpretation of the universe of discourse. (The sentence between the symbols ϕ is not applicable, should be deleted.)

In Witness Whereof, the grantor has executed this instrument this 14 day of August, 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) ss.
August 14 19 95

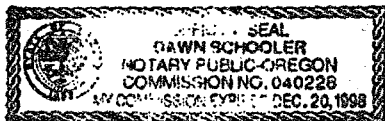
Personally appeared the above named _____
Jerry M. Menestrina and
Nancy K. Menestrina

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

Before me:

Notary Public for Oregon

My commission expires: 12/20/98



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)

STATE OF OREGON,

County of ~~Klamath~~

I certify that the within instrument was received for record on the 14th day of August, 19 95, at 3:48 o'clock P M., and recorded in book M95 on page 21610 or as file/reel number 4487

Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Bernetha G. Letsch, County Clerk

By Annette Musella Recording Officer Deputy

~~Fee \$30.00~~

MOUNTAIN TITLE COMPANY