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WARRANTY DEED

Vol. 195 Page 24037

KNOW ALL MEN BY THESE PRESENTS, That Rice Living Trust dated Dec. 16, 1993

Thomas L. Rice &amp; Juliet E. Rice, Trustees

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Regis W. Thornton

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:

Lot 10 in Block 36 of BUENA VISTA ADDITION,  
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 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 \$18,000.00

However, the actual consideration consists of or includes other property or value given or promised, which is the whole or part of the consideration for this transfer, stated in terms of dollars, is \$18,000.00. (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 6 day of September, 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 30.930.

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on 9-6-1995, by Tom &amp; Juliet Rice

This instrument was acknowledged before me on 9-6-1995, by Rice Living Trust dated 12-16-93

as

of



OFFICIAL SEAL  
CORTIE R. NOUD  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 041216  
MY COMMISSION EXPIRES MAR. 03, 1999

Notary Public for Oregon  
My commission expires 3-3-99

Rice Living Trust dtd 12/16/93  
Thomas & Juliet Rice, Trustees  
2500 Montelius, K Falls, OR

Grantor's Name and Address

Regis W. Thornton  
105 W. Oregon Ave.  
Klamath Falls, OR 97601

Grantee's Name and Address

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

Regis W. Thornton  
105 W Oregon Avenue, P.O. Box 1904  
Klamath Falls, OR 97601

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

Regis W. Thornton  
105 W Oregon Ave.  
Klamath Falls, OR 97601

SPACE RESERVED  
FOR  
RECORDER'S USE

FEE: \$30.00

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 6th day of Sept., 1995, at 2:56 o'clock P.M., and recorded in book/reel/volume No. 195 on page 24037 and/or as fee/file/instrument/microfilm/reception No. 5679, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk

By *Apette J. J. J.* TITLE Deputy.