

6617

MOUNTAIN TITLE COMPANY

WARRANTY DEED

Vol. 145 Page

25850

KNOW ALL MEN BY THESE PRESENTS, That

DONALD MC BRIDE AND PATRICIA E. MC BRIDE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DEBORAH A. LARIMER

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:

All that property situate in Sections 27 and 34, Township 35 South, Range 7 E.W.M., Klamath County, Oregon, more particularly described as follows:
 The S $\frac{1}{2}$ of S $\frac{1}{2}$ of SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 27, and the N $\frac{1}{2}$ of N $\frac{1}{2}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34. SAVING AND EXCEPTING any part of Section 34 that may be in the South 330 feet of the West 660 feet of the N $\frac{1}{2}$ of N $\frac{1}{2}$ of NW $\frac{1}{4}$ of said Section 34, Klamath County, Oregon. TOGETHER WITH that certain 1974 camelot 14 x 60 Mobile Home Serial No. 61NC6414C2S4087 X # 115627

RESERVING A LIFE ESTATE UNTO DONALD MC BRIDE AND PATRICIA E. MC BRIDE.

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 apparent to the land

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 \$ to change vesting. However, the actual consideration consists of or includes other property or value given or promised which is the whole/ 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 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 25 day of September, 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)
 September 25, 19 95) ss.

Donald M McBride
 Donald Mc Bride

Personally appeared the above named
 Donald McBride and Patricia E. McBride

Patricia E McBride
 Patricia E. Mc Bride

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

Before me:

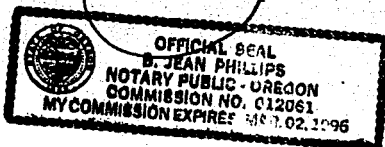
B. Jean Phillips
 Notary Public for Oregon
 My commission expires:

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)



GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Deborah Larimer
400 East Day School Road
Chiloquin, Oregon 97624

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 25th day of Sept, 19 95, at 1:38 o'clock P. M., and recorded in book M95 on page 25850 or as file/reel number 6617.

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

Berntha G. Letsch Co Clerk
Patricia E. McBride Recording Officer
Deputy

FEE: \$30.00

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