

7428

MTC 36324DS

WARRANTY DEED

Vol. M95 Page 27404

KNOW ALL MEN BY THESE PRESENTS, That JUANITA R. FREIDhereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HENRY L. DELANEY JR. AND NIKKI S. DELANEY, HUSBAND AND WIFEhereinafter 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:

Lots 15 & 16, Block 6, Chiloquin Drive Addition to the City of Chiloquin, 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 \$to clear title.

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, 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 11 day of October, 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.

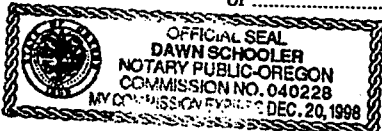
Juanita R. Freid
JUANITA R. FREID

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on October 11, 1995, by Juanita R. Freid

This instrument was acknowledged before me on _____, 19____, by _____

as _____

of _____



Dawn Schooler
Notary Public for Oregon
My commission expires 12/20/98

JUANITA R. FREID

Grantor's Name and Address

DELANEY

533 Park Ave.

Chiloquin, OR. 97624

Grantee's Name and Address

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

Delaney

533 Park Ave.

Chiloquin, OR. 97624

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

Delaney

533 Park Ave.

Chiloquin, OR. 97624

SPACE RESERVED
FOR
RECORDER'S USE

Fees: \$30.00

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 11th day of October, 1995, at 11:51 o'clock A.M., and recorded in book/reel/volume No. M95 on page 27404 and/or as fee/file/instrument/microfilm/reception No. 7428, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

By Annette Mueller Deputy.

10-11-95A11:51 RCVD