

7430

WARRANTY DEED

MTC 36431 NF

CHARLES ALVIN POWELL and ELAYNE POWELL,
 Grantor(s) hereby grant, bargain, sell and convey
 GEORGE R. DE MOSS and GAIL DE MOSS, husband and wife,
 Grantee(s) and grantee's heirs, successors and assigns the following described
 real property, free of encumbrances except as specifically set forth herein in
 the County of KLAMATH and State of Oregon, to wit:

The E1/2 of that portion of N1/2 N1/2 N1/2 NE1/4 that lies west of
 Highway #97 in Section 28, Township 34 South, Range 7 East of the
 Willamette Meridian, Klamath County, Oregon. EXCEPTING THEREFROM that
 portion conveyed to the State of Oregon, by and through its Department of
 Transportation Highway Division, recorded July 16, 1990, volume M90, page
 14022. TOGETHER WITH A 1978 SKYLINE Mobile Home which is situate on the
 Real property described herein.

SUBJECT TO: all those items of record and those apparent upon the land, if
 any, as of the date of this deed and those shown below, if any:
 and the 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.

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.

The true and actual consideration for this conveyance is \$ 50,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: P.O. BOX 220 CHILOQUIN, OR 97624

Dated this 7TH day of October, 1995.

Charles Alvin Powell 10-7-95
 CHARLES ALVIN POWELL

Elayne Powell 10-7-95
 ELAYNE POWELL

NOTARY ACKNOWLEDGEMENT

STATE OF California SS. Oct. 7, 1995
 COUNTY OF Santa Clara

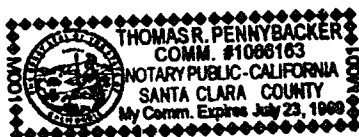
Personally appeared the above named Charles Alvin Powell
and ELAYNE POWELL

and acknowledged the foregoing instrument to be their voluntary act.

Before me:

Thomas R. Pennybacker

Notary Public for Santa Clara, county of
California
 My commission expires July 23, 1999



(seal)

Return to:
 GEORGE R. DE MOSS
 P.O. BOX 220
 CHILOQUIN, OR 97624

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CaliforniaCounty of Santa ClaraOn October 7, 1995 before me, THOMAS R. PENNYBACKER

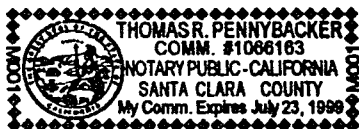
Date

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared CHARLES ALVIN POWELL and ELAYNE POWELL

Name(s) of Signer(s)

- ☐ personally known to me – OR – ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she~~ they executed the same in ~~his/her~~ their authorized capacity(ies), and that by ~~his/her~~ their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Thomas R. Pennybacker
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: → WARRANTY DEED →Document Date: OCT. 7, 1995 Number of Pages: oneSigner(s) Other Than Named Above: None

Capacity(ies) Claimed by Signer(s)

Signer's Name: Above

- ☒ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

SelfSigner's Name: Above

- ☒ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

Self

STATE OF OREGON: COUNTY OF KLAMATH : ss.

Filed for record at request of Mountain Title Company the 11th day
 of October A.D., 19 95 at 11:51 o'clock A M., and duly recorded in Vol. M95
 of Deeds on Page 27406.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Annette Mueller

THOMAS R. PENNYBACKER
 COMM. #1086183
 NOTARY PUBLIC - CALIFORNIA
 MO01