

7434

K-48364
WARRANTY DEEDVol. m95 Page 27423

KNOW ALL MEN BY THESE PRESENTS, That Michael B. Jager & Margaret H. Jager as trustees of the Jager family trust agreement dated 10-15-91 & Clark J. Kenyon a married man hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by T. C. Daeuble, Jr. & Lucinda A. Russ, as Joint Tenants with Right of Survivorship, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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:

Lot 1 in Block 10 in Tract 1039.

(If space insufficient, continue description on reverse side)

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 of the above granted premises, free from all encumbrances except contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record and those apparent 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 \$5,500.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 7th day of March, 1994; 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.

(If executed by a corporation,
affix corporate seal)

Michael B. Jager, Tst.

Margaret H. Jager, Tst.

Clark J. Kenyon

CALIFORNIA
STATE OF OREGON,

County of ORANGE

MARCH 23, 1994

STATE OF OREGON, County of _____) ss.

Personally appeared _____ and

each for himself and not one for the other, did say that the former is the _____ who, being duly sworn, president and that the latter is the _____ secretary of _____

_____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Before me:

Kathleen L. Spencer

Notary Public for Oregon CALIFORNIA

My commission expires: 2-24-97

Notary Public for Oregon

My commission expires:

NNA1

(OFFICIAL
SEAL)

KATHLEEN L. SPENCER
COMM. #985436
Notary Public - California
ORANGE COUNTY FEB 24, 1997
My Comm. Expires FEB 24, 1997

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

ing return to:

T. C. Daeuble Jr.
P.O. Box 7607
Klamath Falls, OR 97602

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 11th day of October, 1995, at 3:32 o'clock PM., and recorded in book M95 on page 27423 or as file/reel number 7434, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk
Recording Officer
By Annette Mueller Deputy

Fees: \$30.00