

NL
8995

11-13-95P02:17 RCVD

WARRANTY DEED

Vol. M95 Page 30911

KNOW ALL MEN BY THESE PRESENTS, That ANNIE ATCHLEY AND JOSEPH GENTRY

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
ANNIE ATCHLEYhereinafter 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:

A parcel of land measuring 100' x 120' located in the Townsite of Sprague River, Oregon. Township 36 S, R 10 E, Sec 14. A City lot numbered 5400 and tax identification number of (R3610). East end of above lot is fronted by 100 feet of 5th Street. Lot extends 120' East and West and 100' North and South.

(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 \$ 1.00

However, the actual consideration of ~~or~~ ~~includes~~ ~~other~~ ~~property~~ ~~or~~ ~~value~~ ~~given~~ ~~or~~ ~~promised~~ ~~which~~ ~~is~~ ~~the~~ ~~whole~~ ~~or~~ ~~part~~ ~~of~~ ~~the~~ ~~consideration~~ (indicate which). (The sentence between the symbols ~~o~~, 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 11-13-1995 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.

ANNIE ATCHLEY

JOSEPH GENTRY

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on October 27, 1995,by Joseph GentryThis instrument was acknowledged before me on October 27 11-13, 1995,by Annie Atchley

OFFICIAL SEAL
DEANNA EDWARDS
NOTARY PUBLIC-OREGON
COMMISSION NO. 036468
MY COMMISSION EXPIRES JUL. 21, 1998

Deanna Edwards
Notary for Oregon
11-13-95



OFFICIAL SEAL
JUDY YOUNG
NOTARY PUBLIC-OREGON
COMMISSION NO. 036496
MY COMMISSION EXPIRES JUL. 21, 1998

Judy Young
Notary Public for Oregon
My commission expires 7-21-98

Grantor's Name and Address

Grantee's Name and Address

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

Annie Atchley
P.O. Box 309
Sprague River, OR 97639
Until recorded otherwise send tax statements to (Name, Address, Zip):
Annie Atchley
P.O. Box 309
Sprague River, OR 97639

SPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 13th day of November, 1995, at 2:17 o'clock P.M., and recorded in book/reel/volume No. M95 on page 30911 and/or as fee/file/instrument/microfilm/reception No. 8995, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Ietsch Co Clerk

By Annette Mueller, Deputy.

Fees: \$30.00