

9251

WARRANTY DEED

Vol. 1195 Page 31412

KNOW ALL MEN BY THESE PRESENTS, That Brad and Tammy Foltz

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Western Homes, Inc.,

hereinafter 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:

Round Lake Lot 6 Block 4, Klamath County, Oregon,

together with one 1993 Redman Wynnewood 28x40 Mobile Home, Serial No. 11818904.

(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 \$Settlement Agreement

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, where the context so requires, the singular includes the plural.

In Witness Whereof, the grantor has executed this instrument this 3rd day of NOVEMBER, 1995.

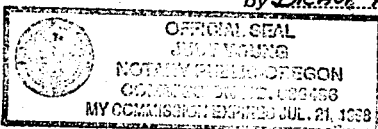
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Brad Foltz
BRAD FOLTZTammy Foltz
TAMMY FOLTZ

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on NOVEMBER 3, 1995,

by Brad Foltz and Tammy Foltz

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

Brad and Tammy Foltz
14010 Meadowbrook
Klamath Falls, OR 97601
Grantor's Name and Address

Western Homes, Inc.
5729 Altamont Drive
Klamath Falls, OR 97603
Grantee's Name and Address

After recording return to (Name, Address, Zip):
Western Homes, Inc., c/o Cathy King
5729 Altamont Drive
Klamath Falls, OR 97603

Until requested otherwise send all tax statements to (Name, Address, Zip):
Western Homes, Inc., c/o Cathy King
5729 Altamont Drive
Klamath Falls, OR 97603

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

I certify that the within instrument was received for record on the 17th day of November, 1995, at 10:50 o'clock P. M., and recorded in book/reel/volume No. M95 on page 31412 and/or as fee/file/instrument/microfilm/reception No. 9251, of the Deeds Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

By Corneille Muller Deputy.

Fees: \$30.00

\$30.00