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10376

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WARRANTY DEED

Vol. M95 Page 33751

KNOW ALL MEN BY THESE PRESENTS, That  
THOMAS JOHN DEPEWhereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
VIOLET DEPEW AND WALLACE DEPEW, WITH THE RIGHTS OF SURVIVORSHIP

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:

Lot 560 in Block 120, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, 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 except those of record and those if any, apparent upon the land

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 \$ -0-

① 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). ② (The sentence between the symbols ①, 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 6 day of DECEMBER, 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

THOMAS JOHN DEPEW

STATE OF OREGON, County of KLAMATH ) ss.

This instrument was acknowledged before me on DECEMBER 6, 1995,

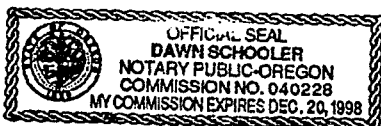
by THOMAS JOHN DEPEW

This instrument was acknowledged before me on December 6, 1995,

by

as

of



My commission expires 12/20/98

Notary Public for Oregon

Thomas Depew

Grantor's Name and Address

Violet and Wallace Depew

Grantee's Name and Address

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

Violet and Wallace Depew

2327 Darrow

Klamath Falls, OR 97601

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

Violet and Wallace DePew

2327 Darrow

Klamath Falls, OR 97601

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

I certify that the within instrument was received for record on the 11th day of Dec., 1995, at 3:48 o'clock P.M., and recorded in book/reel/volume No. M95 on page 33751 and/or as fee/tile/instrument/microfilm/reception No. 10376 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk

NAME - TITLE  
By Pauline P. Mulhender Deputy.

Fee \$30.00

95 DEC 11 P 3:48