

10402

WARRANTY DEED

Vol. 95 Page 33811

KNOW ALL MEN BY THESE PRESENTS, That

Helen M. Rock

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Country Properties, LLC

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 20, Block 76, Klamath Falls Forest Estates, Highway 66 Unit, Plat #4, according to the official plat thereof, on file in the office of the County Clerk, 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

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 \$1,000.00. 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, 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 _____ day of _____, 19____; 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.

Helen M. Rock

Helen M. Rock

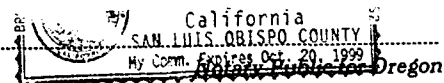
STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____, 19____,
by _____

This instrument was acknowledged before me on _____, 19____,
by _____

as

of



My commission expires _____

Helen M. Rock
91924 Balboa Ave
San Simeon, CA 93452

Grantor's Name and Address

Country Properties, LLC
P.O. Box 5224
Klamath Falls, OR 97601

Grantee's Name and Address

After recording return to (Name, Address, Zip):
Country Properties, LLC
P.O. Box 5224
Klamath Falls, OR 97601

Until requested otherwise send all tax statements to (Name, Address, Zip):
Country Properties, LLC
P.O. Box 5224
Klamath Falls, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

4350/ck

33812

State

CERTIFICATE OF ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF San Luis Obispo

On December 11, 1995 before me,

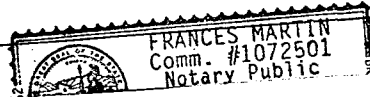
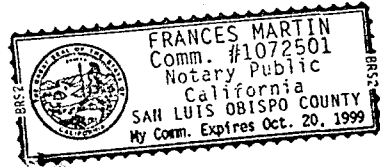
Frances Martin
a Notary Public in and for said County and State, personally appeared
Helen M. Rock

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

Signature
F 2492 (5-91)

FOR NOTARY SEAL OR STAMP



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Country Properties the 12 day
of Dec. A.D., 19 95 at 9:43 o'clock A. M., and duly recorded in Vol. M95
of Deeds on Page 33811
By Bernetha G. Letsch, County Clerk

FEE \$35.00