

WARRANTY DEED

MTC.36A01MS

T.C. DAEUBLE, JR. AS TO AN UNDIVIDED 1/2 INTEREST AND JOSEPH J. FREEDMAN, TRUSTEE OF THE JOSEPH J. FREEDMAN PROFIT SHARING TRUST AS TO AN UNDIVIDED 1/2 INTEREST, BOTH AS TENANTS IN COMMON.

Grantor(s) hereby grant, bargain, sell and convey

JUDY C. COLEMAN, TRUSTEE OF THE JUDY C. COLEMAN LIVING TRUST

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of **KLAMATH** and State of Oregon, to wit:

LOT 5 IN BLOCK 4 OF KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the 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.

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.

The true and actual consideration for this conveyance is \$ 4,800.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 197 SUNWOOD, MEDFORD, OR 97501

Dated this 7th day of December, 1991.

✓ T. C. Dauble, Jr.
T. C. DAEUBLE, JR.

Joseph J. Freedman
JOSEPH J. FREEDMAN, TRUSTEE

STATE OF OREGON, County of Deschutes)) ss.

This instrument was acknowledged before me on December 29, 1995

[illegible][illegible]

of ~~XX~~

of XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
Lee J. Brown
 Notary Public of Oregon

* See acknowledgment attached

My commission expires 1/21/96

Return to:

JUDY C. COLEMAN
197 SUNWOOD
MEDFORD, OR 97501

State of Oregon

County of KlamathDecember 7, 19 95

Personally appeared the above named T.C. Daeuble, Jr.,
and acknowledged the foregoing instrument to be his voluntary act and
deed.

WITNESS My hand and official seal.

(seal)

Marguerite J. Stuart
Notary Public for Oregon
My Commission expires: 12-20-98



STATE OF OREGON,

County of Klamath

ss.

FORM No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 29th day of December, 19 95,
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
named Joseph J. Freedman, Trustee

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.



Terri L. Brown
Notary Public for Oregon
My commission expires 1/21/96

STATE OF OREGON: COUNTY OF KLAMATH : ss.

Filed for record at request of Mountain Title Co the 5th day
of Jan A.D., 19 96 at 11:43 o'clock A M., and duly recorded in Vol. M96
of Deeds on Page 425

FEE \$35.00

Bernetha G. Letsch, County Clerk
Bernetha G. Letsch