

NA **18353**

WARRANTY DEED

Albert M. Scott and Rita F. Scott,

KNOW ALL MEN BY THESE PRESENTS, That husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Roland L. Scott and Kimberly A. Scott, husband and wife

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:

A parcel of land situate in the NE1/4 of the SE1/4 of Section 9, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point South 89 degrees 50' West 360 feet from the East one-quarter corner of Section 9, said Township and Range; thence South 89 degrees 50'; West 360 feet to a point; thence South 0 degrees 18' East 660 feet to a point; thence North 89 degrees 50' East 360 feet to a point; thence North 0 degrees 18' West 660 feet to the point of beginning. Formally Blocks 2 and 21 of vacated Bowne Addition to the town of Bonanza, including portions of vacated adjacent streets.

(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 apparent upon the land, if any, as the date of this deed

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-
~~However, the actual consideration consists of other property or value given or received which is hereby acknowledged (indicate which) of the parties to this deed. If not acknowledged, see ORS 93.039.)~~

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 20th day of May, 1996; 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.

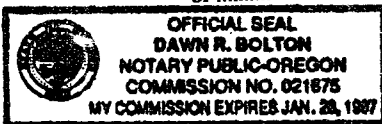
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Albert M. Scott
 Rita F. Scott

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on May 20, 1996, by Dawn R. Bolton

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



Notary Public for Oregon
 My commission expires Jan 28, 1997

Albert M. & Rita F. Scott
 8080 E Langell Valley Rd
 Bonanza OR 97623

Grantor's Name and Address

Roland L & Kimberly A. Scott
 P O Box 113
 Bonanza OR 97623

Grantee's Name and Address

After recording return to (Name, Address, Zip):
 Roland L. & Kimberly A. Scott
 P O Box 113
 Bonanza OR 97623

Until requested otherwise send all tax statements to (Name, Address, Zip):
 Roland L. & Kimberly A. Scott
 P O Box 113
 Bonanza OR 97623

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON, } ss.
 County of Klamath

I certify that the within instrument was received for record on the 20th day of May, 1996, at 11:34 o'clock A.M., and recorded in book/reel/volume No. M96 on page 14508 and/or as fee/file/instrument/microfilm/reception No. 18353, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk

NAME TITLE
 By Cheryl Russell Deputy.

Fee \$30.00