

19456

Vol. M96 Page 16816

KLAMATH COUNTY TITLE COMPANY

 K-49243-S
 STATUTORY WARRANTY DEED
 (Individual or Corporation)

TREVOR GRANT SHUEY AND MELLISA JOE SHUEY

, Grantor,

conveys and warrants to JEREMIAH C. MCNERNEY AND AUDREY MCNERNEY, HUSBAND AND WIFE

, Grantee,

the following described real property in the County of KLAMATH and State of Oregon.

Lot 7 and the Southerly 100 feet of Lots 8 and 9 in Block 1, Chemult,
 according to the official plat thereof on file in the office of the
 County Clerk of Klamath County, Oregon.

TOGETHER WITH that portion of the vacated alley which inurred thereto,
 vacated by Order recorded August 29, 1979, in Volume M79 page 20649,
 Deed records of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT SUBJECT TO: Reservations and restrictions of record, rights of way, and
 easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 39,000.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 4th day of June, 1996. If a corporate grantor, it has caused its name to be signed by
 resolution of its board of directors.

Trevor Grant Shuey
 TREVOR GRANT SHUEY

Mellisa Joe Shuey
 MELLISA JOE SHUEY

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of Klamath ss.

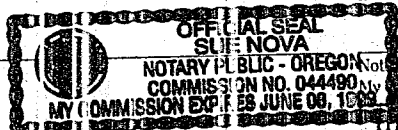
The foregoing instrument was acknowledged before me
 this 7th day of June, 1996
 by TREVOR GRANT SHUEY AND MELLISA JOE SHUEY

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me
 this _____ day of _____ 19____
 by _____ and
 by _____
 of _____

a corporation, on behalf of the corporation.

Sue Nova
 Notary Public for Oregon
 My commission expires:



June 8, 1999
 After recording return to:
 Jeremiah C. McNerney and Audrey McNerney
 19009 Laurel Park Rd. #251
 Compton CA 90220

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 7th day
 of June A.D., 1996 at 11:47 o'clock PM., and duly recorded in Vol. M96
 of 11 pages on Page 16816

Bernetha G. Letsch, County Clerk

By Cheryl Russell

FEE \$30.00

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