

OK

19568

WARRANTY DEED

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Michael E. Long

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Deborah G. Richter

the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

LOT 43, BLOCK 21, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT (UNIT) 1

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said 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 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 10,000.00.

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 ①, if not applicable, should be deleted. See ORS 93.030.)

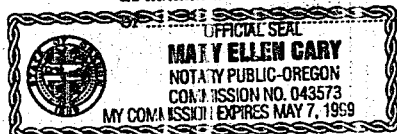
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 5th day of June, 1996, if a corporate grantor, it has caused its name to be signed and its seal 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.

Michael E. Long

STATE OF OREGON, County of Washington ss.  
This instrument was acknowledged before me on 5 June, 1996,  
by Michael E. Long  
This instrument was acknowledged before me on June 5, 1996  
by Michael E. Long  
as



My commission expires May 7, 1999

Michael E. Long  
21065 N.W. Kay Rd.  
Hillsboro OR 97124  
GRANTOR'S NAME AND ADDRESS

Deborah G. Richter  
2427 14th Ave.  
Forest Grove, OR 97116  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Deborah G. Richter  
2427 14th Ave.  
Forest Grove, OR 97116

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Deborah G. Richter  
2427 14th Ave.  
Forest Grove OR 97116

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 10th day of June, 1996, at 3:53 o'clock P.M., and recorded in book/reel/volume No. M96 on page 17072 or as fee/file/instrument/microfilm/reception No. 19568, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk

NAME

TITLE

By Cheryl Swartz Deputy

Fee \$30.00

96 JUN 10 P3:53