

113

35441

97 APR -4 AM 106

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Charles D. Whittemore
P.O. Box 634
Klamath Falls, Oregon 97601
Grantor's Name and Address

Raymond A. Ellis & Linda K. Comer-Ellis
P.O. Box 111
Bly, Oregon 97622
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Raymond A. Ellis & Linda K. Comer-Ellis
P.O. Box 111
Bly, Oregon 97622

Until requested otherwise, send all tax statements to (Name, Address, Zip):
Raymond A. Ellis
Linda K. Comer-Ellis
P.O. Box 111
Bly, Oregon 97622

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$30.00

K-50469

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 4th day of April, 1997, at 11:06 o'clock A.M., and recorded in book/reel/volume No. M97 on page 9920 and/or as fee/file/instrument/microfilm/reception No. 35441 Records of said County.

Witness my hand and seal of County affixed.

Bernetba G. Letsch, Co. Clerk
NAME TITLE

By Doranne M. Mendenhall Deputy.

SPECIAL WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Charles D. Whittemore

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Raymond A. Ellis and Linda K. Comer-Ellis, husband and wife

hereinafter called 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 7, Block 7, of Tract No. 1093 in PINECREST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**In fulfillment of that certain contract dated May 12, 1989 and recorded on October 29, 1991, Deed Records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto 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 the real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$** . ☐ However, the actual consideration paid for this transfer is ☐ 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 21 day of March, 1997; if grantor is a corporation, 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.

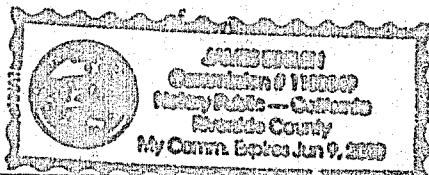
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Charles D. Whittemore
Charles D. Whittemore

CALIFORNIA RIVERSIDE
STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on March 24, 1997, by Charles D. Whittemore

This instrument was acknowledged before me on , 19 , by as



James Edelen
Notary Public for Oregon - CALIFORNIA
My commission expires 6-9-00