

40097

Vol. 197 Page 19999

After recording return to (Name, Address, Zip)

DONAS M. ROBINSON

P.O. BOX 121

MALDOEL, CALIFORNIA

Until requested otherwise send all tax statements to  
SAME

97 JUN 26 P3:34

K-49544-D

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that ROGIR LEE BROWN AND VALERIE J. BROWN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
DONAS M. ROBINSON

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:

LOTS 6, 7, 8 AND THE WESTERLY 13.03 FEET OF LOT 5 IN BLOCK 36, MOUNTAIN VIEW ADDITION,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK  
OF KLAMATH COUNTY, OREGON.

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

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 \$ 130,000.00

^However, the actual consideration consists of or includes other property or value given or promised which is (the whole) (part of the ) consideration (indicate which). ^ (The sentence between the symbols ^, if not applicable, should be deleted. See ORS 91.030.)

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 \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_; 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.

Roger Lee Brown  
ROGER LEE BROWN BY E.T.C. SERVICES CORPORATION  
ATTNY IN FACT

Ann Tschan  
BY: ANN TSCHAN, SECRETARY

Valerie J. Brown  
VALERIE J. BROWN BY E.T.C. SERVICES CORPORATION  
ATTNY IN FACT

Ann Tschan  
BY: ANN TSCHAN, SECRETARY

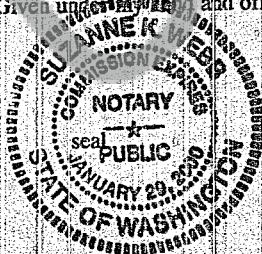
STATE OF WASHINGTON)

) SS

COUNTY OF KING )

On this 1ST day of AUGUST 1996, before me, the undersigned, a Notary Public in and for the State of Washington, duly appointed and sworn, personally appeared ANN TSCHAN to me known to be the SECRETARY of E.T.C. SERVICES CORPORATION, the corporation that executed the foregoing instrument, as attorney in fact, and on oath stated that said corporation is authorized to execute the said instrument and acknowledged it as the attorney in fact of ROGER LEE BROWN AND VALERIE J. BROWN, and acknowledged that it signed the same as the free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal(s) are now living and are not incompetent.

Given under my hand and official seal the day and year last above written.



Suzanne K. Webb  
Notary Public in and for the State of  
Washington, residing at Redmond  
My appointment expires 1/29/2000

# WARRANTY DEED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 26th day  
of June A.D., 19 97 at 3:34 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 19999

FEE \$35.00

By Bernetha G. Lessch, County Clerk  
Kathleen K. 1002