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Vol. M97 Page 20555

John H. Davis
1023 Bown ST
Klamath Falls Oregon

Miles K. Dav
P.O. Bx 4642
Laguna Bch, Calif 92651

After recording, return to (Name, Address, Zip):

Miles K. Dav
P.O. BX 4642
Laguna Bch Calif 92651

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Miles K. Dav
1023 Bown St
Klamath Falls Ore, 97601

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 2nd day of July, 1997, at 10:26 o'clock A.M., and recorded in book/reel/volume No. M97 on page 20555 and/or as fee/file/instrument/microfilm/reception No. 40357, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Kathleen Rose, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that John H. Davis, A single man

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Miles Kevin Day

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 #4 BLOCK 109 of BUENA VISTA ADDITION to the city of Klamath Falls OREGON according to the duly recorded plat thereof on file in the office of the county clerk of Klamath Falls, Klamath County Oregon, except a strip off the southeasterly corner of said lot, said strip being 1 1/2 feet wide along the alley by 45 feet along the line of lot 7 in said Block as fully described in deed volume 79 Page 355, Records of Klamath County Oregon, and all real property thereon said lot

SUBJECT TO restrictions, reservations, right of way and easements of the record and those apparent upon the land.

PROPERTY ID: R366767 R-3809-029CC-05700-000 LOT POR 4

(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 grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

NONE

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 \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. (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.

In witness whereof, the grantor has executed this instrument this 1 day of July, 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.

JOHN H. DAVIS

1023 Bown st.
Klamath Falls Oregon

John H. Davis

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on July 1, 1997, by John H. Davis

Shaville
Notary Public for Oregon

My commission expires 12-8-97

