



41792

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K-50946-D

## STATUTORY WARRANTY DEED

BRETT THAD ALLEN JOHNSON AND GENINE L. JOHNSON

conveys and warrants to JAMES C. MCGILVRAY AND NADINE M. MCGILVRAY, HUSBAND AND WIFE, Grantor,  
Granttee,

the following described real property free of liens and encumbrances, except as specifically set forth herein:  
THE SW1/4 SW1/4 OF SECTION 26, TOWNSHIP 39 SOUTH, RANGE 12, E.W.M. EXCEPTING  
THEREFROM THE WEST 30 FEET DEEDED TO KLAMATH COUNTY FOR ROAD PURPOSES IN DEED  
RECORDED SEPTEMBER 14, 1956, IN VOLUME 286 PAGE 518, DEED RECORDS OF KLAMATH  
COUNTY, OREGON.

This property is free of liens and encumbrances, EXCEPT: 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.

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.

The true consideration for this conveyance is \$ 95,000.00 (Here comply with the requirements of ORS 93.030)

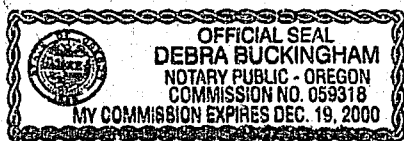
Dated this 23 day of July 19 97

STATE OF OREGON  
County of KLAMATH } ss.

BE IT REMEMBERED, That on this 24th day of July 19 97, before me, the  
undersigned, a Notary Public in and for said County and State, personally appeared the within named  
Genine Johnson for herself and as Attorney in Fact for Brett Thad Allen Johnson

known to me to be the identical individual described in and who executed the within instrument and acknowledged to  
me that she executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above  
written.



Debra Buckingham  
Notary Public for Oregon.  
My Commission expires 12-19-2000

Title Order No. K-50946  
Escrow No. K50946S

After recording return to:  
James C. & Nadine M. CMcGilvray  
8111 Gale Road  
Bonanza, Oregon 97623

Until a change is requested all tax statement shall be sent  
to the following address.  
Same As Listed Above

Name, Address, Zip

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Klamath County Title

on this 24th day of July A.D., 1997  
at 2:12 o'clock P. M. and duly recorded  
in Vol. 1797 of Deeds Page 23555

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.