

NL

46716

SPECIAL WARRANTY DEED

Vol. M97 Page 33318KNOW ALL MEN BY THESE PRESENTS, That Rina J. Thornton

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Kym and Barbara D. Reedhereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

That portion of the  $\text{SE}\frac{1}{4}\text{SE}\frac{1}{4}$  of Section 24, Township 35 South, Range 12 East of the Willamette Meridian, lying South of Tract 1110, Klamath County, Oregon.

The  $\text{N}\frac{1}{2}\text{NE}\frac{1}{4}\text{NE}\frac{1}{4}$  in Section 25, Township 35 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And the grantor hereby covenants to and with the 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 \$10,000.00 CLEAR TITLE. 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 ©, 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 December, 1995; 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 thereto 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.

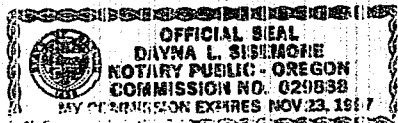
Rina J. Thornton  
Rina J. ThorntonSTATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on December 22, 1995,by Rina J. Thornton

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Dayna L. Siskachne  
Notary Public for Oregon  
My commission expires 11-23-97

Rina J. Thornton  
4212 Homedale Rd.  
Klamath Falls, OR 97603  
Grantor's Name and Address

Kym & Barbara D. Reed  
62 Laurel Dr.  
Corte Madera, CA 94925  
Grantee's Name and Address

After recording return to (Name, Address, Zip):  
Kym & Barbara D. Reed  
62 Laurel Dr.  
Corte Madera, CA 94925

Until requested otherwise send all tax statements to (Name, Address, Zip):  
Kym & Barbara D. Reed  
62 Laurel Dr.  
Corte Madera, CA 94925

SPACE RESERVED  
FOR  
RECORDER'S USESTATE OF OREGON, }  
County of Klamath } ss.

I certify that the within instrument was received for record on the 9th day of October, 1997, at 3:13 o'clock P.M., and recorded in book/reel/volume No. M97 on page 33318 and/or as fee/title instrument/microfilm/reception No. 46716, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Ruth Ann Reed, Deputy  
NAME TITLE

Fee: \$30.00

97 OCT -9 P3:13