

48981

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David Donald Doyeri  
1241 E. Main Ave  
Klamath Falls, Oregon 97601  
Grantor's Name and Address

Joan K. Brady  
1855 E. Main Ave  
Klamath Falls, Or. 97601  
Grantee's Name and Address

After recording, return to (Name, Address, Zip):  
Joan K. Brady  
1855 E. Main Ave  
Klamath Falls, Oregon 97601

Do not retransmit otherwise, send all text statements to (Name, Address, Zip):  
Joan K. Brady  
1855 E. Main Ave  
Klamath Falls, Oregon 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 21st day of November, 1997, at 2:10 o'clock P.M., and recorded in book/reel/volume No. M97 on page 38293 and/or as fee/file/instrument/microfilm/reception No. 48961, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk  
NAME TITLE

By Kathleen Ross Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that David Donald Doyeri

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Joan K. Brady

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 16 East of Lot 4, TOGETHER WITH the NW 1/2 of the adjacent vacated alley of Lot 4. Block 38, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS.

(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):

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, 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 12th day of November, 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 TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LANDS USES AGAINST FARMING OR FOREST PRACTICES AS PERMITTED BY ORS 20.930.

David Donald Doyeri  
Joan K. Brady

STATE OF OREGON, County of Klamath } ss.  
This instrument was acknowledged before me on November 20, 1997.  
by David Donald Doyeri  
This instrument was acknowledged before me on November 20, 1997.  
by Joan K. Brady  
as \_\_\_\_\_  
of \_\_\_\_\_

OFFICIAL SEAL  
MIRIAM M. JENSEN  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 006439  
EXPIRES JULY 20, 1998

Miriam M. Jensen  
Notary Public for Oregon  
My commission expires July 20, 1998