

N9

64832

98 AUG 19 P3:20

Vol. m98 Page 30576

Todd Edwin LAWVER
1011 Worden Ave
Klamath Falls, OR 97601

Tracy Diane LAWVER
8121 SW 47th
Portland, OR 97219

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

TRACY/Todd LAWVER
8121 SW 47th
Portland, OR 97219

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

TRACY/Todd LAWVER
8121 SW 47th
Portland, OR 97219

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 19th day of AUGUST, 1998, at 3:20 o'clock P.M., and recorded in book/reel/volume No. M98 on page 30576 and/or as fee/file/instrument/microfilm/reception No. 64832-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By Kathleen Ross, Deputy.

WARRANTY DEED - SURVIVORSHIP

KNOW ALL BY THESE PRESENTS that Todd Edwin LAWVER

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by TRACY Diane LAWVER and Todd Edwin LAWVER with rights of survivorship hereinafter called grantees, does hereby grant, bargain, sell and convey unto the grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of the grantees, 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:

The South 20 feet of Lot 2 and all of lot 3 in Block 12 Fairview addition in the city of Klamath Falls

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantees, their assigns and the heirs of such survivor, forever; provided that grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And grantor hereby covenants to and with grantees, their assigns, and the heirs of such survivor, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

NO EXCEPTIONS, TRACY Diane LAWVER / Todd Edwin LAWVER

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 ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols Φ , 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 applies equally to corporations and to individuals.

In witness whereof, grantor has executed this instrument this 19th day of August, 1998; 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.

Todd Edwin LAWVER

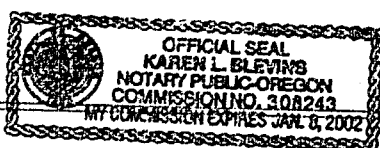
STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on August 19, 1998, by Todd E. LAWVER

This instrument was acknowledged before me on August 19, 1998, by Todd E. LAWVER

as _____

of _____



Karen L. Blewins
Notary Public for Oregon

My commission expires January 8, 2002

30