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MARGRIT LIEDEKE-MELBOURNE
3112 SPRINGBROOK
MEDFORD, OR 97504
MARGRIT LIEDEKE-MELBOURNE, TRUSTEE
MARGRIT LIEDEKE-MELBOURNE LOVING TRUST
3112 SPRINGBROOK
MEDFORD, OR 97504
Grantor's Name and Address

After recording, return to (Name, Address, Zip):
JAMES H. SMITH, ATTORNEY
711 BENNETT AVE.
MEDFORD, OR 97504

Unless requested otherwise, send all tax statements to (Name, Address, Zip):
MARGRIT LIEDKE-MELBOURNE
3112 SPRINGBROOK
MEDFORD, OR 97504

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STATE OF OREGON,
County of _____ Klamath } ss

I certify that the within instrument was received for record on the 22nd day of September, 1998, at 1:55 o'clock P.M., and recorded in book/reel/volume No. M98 on page 34690 and/or as fee/file/instrument/microfilm/reception No. 66652, Record of Deeds of said County.

Witness my hand and seal of County
affixed.

<u>Bernetha G. Letsch, Co. Clerk.</u>	
NAME	TITLE

By Kathleen Rosa, Deputy.
Fee \$30.00

SPACE RESERVED
FOR
RECORDERS USE

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that MARGRIT LIEDKE-MELBOURNE

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by *****

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:

**** MARGRIT LIEDKE-MELBOURNE, TRUSTEE, OR HER SUCCESSORS IN TRUST, UNDER THE MARGRIT LIEDKE-MELBOURNE LOVING® TRUST DATED JULY 19, 1993, AND ANY AMENDMENTS THERETO.

Lots 22, 23, 24 and 25, PELICAN ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature, and terms of any right or indemnification available to Grantor under and title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

(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 \$ -0- . However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the total consideration. ☒ Other property or value given or promised which is ☐ the whole ☐ part of the total consideration.

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 15TH day of SEPTEMBER, 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 TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Margrit Liedke - Melbourne
MARGRIT LIEDKE-MELBOURNE

STATE OF OREGON, County of JACKSON

This instrument was acknowledged before me on SEPTEMBER 15, 1998
by MARGRIT LIEDKE-MELBOURNE

This instrument was acknowledged before me on _____, 19____

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EAB

OFFICIAL SEAL

JO KLAUS
NOTARY PUBLIC-OREGON

COMMISSION NO. 040909
MY COMMISSION EXPIRES JAN. 22, 1999

Notary Public for Oregon

My commission expires 1/22/90

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