

NS

67241

98 OCT -1 P1:49

Vol. 148 Page 36232

Lloyd H Inglis

681 Main St.

Suite 203B Placerville, CA 95667

Grantor's Name and Address

Kraig B. Weider

519 Main Street

Klamath Falls, OR. 97601

Grantee's Name and Address

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

Kraig B. Weider

519 Main Street

Klamath Falls, OR. 97601

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

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

} ss.

I certify that the within instrument was received for record on the 1st day of October, 1998, at 1:49 o'clock P. M., and recorded in book/roll/volume No. M98 on page 36232 and/or as fee/file/instrument/microfilm/reception No. 67241.
Record of Deed: of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

Fee: \$30.00

By Kathleen Ross, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that LOYD H. INGLIShereinafter called grantor, for the consideration hereinafter stated, to grantor paid by KRAIG B. WEIDER

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 1 in Block 6 of DIXON ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
3809-028DC-

(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): encumbrances of record or apparent on the property, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful

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 ☐ and ☒, 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 1 day of October, 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.

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on 10-11998by LOYD H. INGLIS

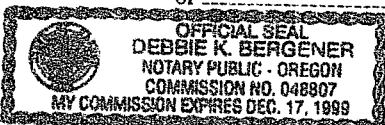
This instrument was acknowledged before me on

19

by

as

of



Notary Public for Oregon

My commission expires 12-17-99ck
30-