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99 FEB 22 P3:41

Bertrand F. Lehmann

502 S Shasta Way

Klamath Falls, OR 97603

Grantor's Name and Address

John + Debra Lehmann

735 Mitchell

Klamath Falls, OR 97601

Grantee's Name and Address

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

John + Debra Lehmann

735 Mitchell

Klamath Falls, OR 97601

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

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

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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 February, 1999, at 3:41 o'clock P.M., and recorded in book/reel/volume No. M99 on page 6044 and/or as fee/file/instrument/microfilm/reception No. 74993.

Record of Deeds of said County.

Witness my hand and seal of County affixed.

Linda Smith, County Clerk

NAME

TITLE

By Kathleen Ross, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Bertrand F. Lehmann

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by John D. Lehmann and Debra A. Lehmann, husband and wife, and Alice A. Connell, rights of survivor, 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:

The south 40 feet of Lots 454 and 455 in Block 126, Mills Addition to the City of Klamath Falls, according to official plat thereof on file in the office of the County Clerk of Klamath County, OREGON.

(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): No exceptions.

and that 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 \$23,862.82. 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 22nd day of February, 1999; 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.

Bertrand F. Lehmann

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on February 22, 1999

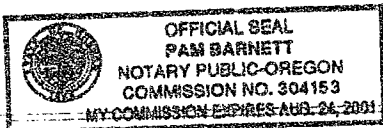
by Bertrand F. Lehmann

This instrument was acknowledged before me on

by

as

of



Pam Barnett

Notary Public for Oregon

My commission expires Aug 24, 2001