

NS

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Walton & Ruth Spillar

200 JAN -4 PM 3:33

Grantor's Name and Address

David B. Kent

Grantee's Name and Address

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

David B. Kent

PO BOX 207

KENO, OR 97627

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

David B. Kent

PO BOX 207

KENO, OR 97627

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 1/4/00, at 3:33 p.m.

In Vol. M00 Page 344

Linda Smith,

County Clerk

Fee \$ 21.00

MTC 49934-MQ

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that WALTON H. SPILLAR AND RUTH M. SPILLAR(who acquired a vendee's interest in a Real Estate Contract as WALTER H. SPILLAR),hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by DAVID B. KENT,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:

Beginning at a point that is 30 feet North of a point 766.1 feet West of the corner of Townships 39 and 40 South of Ranges 7 and 8 East of the Willamette Meridian, Klamath County, Oregon; thence North 208.7 feet; thence West 208.7 feet; thence South 208.7 feet; thence East 208.7 feet to the place of beginning, being a portion of Section 36, Township 39 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account 3907-036D0-02600 Key 490460

(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):

_____, 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 \$ to clear title. [Ⓢ] 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 20 day of December, 19 99, 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 93.030.

Walton H. Spillar

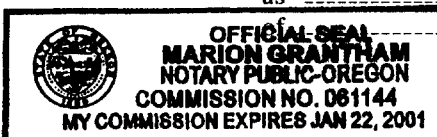
Ruth M. Spillar

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on December 20, 19 99, by Walton H. Spillar and Ruth M. Spillar

This instrument was acknowledged before me on _____, 19____,

by _____

as _____



Notary Public for Oregon

My commission expires 1/22/01