

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Connie Jean Donohue

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John D. Lueck, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 20, Block 21 of Sprague River Valley Acres, as per plat recorded in records of said County

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. (If space insufficient, continue description on reverse side)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said 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

and that grantor will warrant and forever defend the said 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 \$ 3,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 24th day of March, 1999; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Connie J. Donohue  
Connie Jean Donohue

STATE OF OREGON, } ss.  
County of \_\_\_\_\_, 19\_\_\_\_

STATE OF <sup>California</sup> ~~OREGON~~, County of San Bernardino ) ss.  
March 24, 1999  
Personally appeared Connie Jean Donohue and

\_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the \_\_\_\_\_ president and that the latter is the \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be their voluntary act and deed.

Before me: Jason G. Thomas  
Notary Public for Oregon  
My commission expires: June 27, 2000



Before me:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires:

CONNIE DONOHUE  
859 N. MOUNTAIN AVE., APT 3H  
UPLAND, CA 91786  
GRANTOR'S NAME AND ADDRESS  
JOHN D. LUECK  
8034 HAVEN AVENUE, SUITE A  
RANCHO CUCAMONGA, CA 91730  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
JOHN D. LUECK  
8034 HAVEN AVENUE, SUITE A  
RANCHO CUCAMONGA, CA 91730  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.

SPACE RESERVED  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 1/10/00, at 8:54 a.m.  
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Linda Smith,  
County Clerk Fee \$ 21.00  
5 pack

21 + 5 pack