

## WARRANTY DEED

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED ABOVE 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.

In construing this deed, where the context requires, the singular includes the plural, grammatical changes shall be made so that the deed shall apply equally to corporations as to individuals, and handwritten or typed changes control the printed text.

Be it known to all that WILLIAM F. GOROG and GRETCHEN M. GOROG, husband and wife (hereafter referred to as "Grantor"), for consideration to Grantor as stated in this document paid by WILLIAM F. GOROG, TRUSTEE (or successor trustee) under Amended Agreement of Trust for William F. Gorog dated April 1, 1993 (hereafter referred to as "Grantee"), does hereby grant, sell, convey and bargain to the Grantee and Grantee's heirs, successors in interest, assigns (all collectively referred to as the "Grantee"), all of Grantor's interest in certain real property, with the tenements, hereditaments and appurtenances thereof, situated in the County of Klamath, State of Oregon, described in the following section:

Real Property situated in Klamath County, State of Oregon, described as: Parcel Number 2, Township 35 S. Range 12 E, W.M., Klamath County, Oregon, Section 5: S  $\frac{1}{2}$  of that part of the N  $\frac{1}{2}$  of the NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  that lays west of the Sycan River and Section 6: S  $\frac{1}{2}$  of the NE  $\frac{1}{4}$ , of the NE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$ . Of this parcel the following described lot is conveyed: beginning at the SE corner of the parcel at its eastern boundary as defined by the Sycan River the lot is to extend north along the Sycan River 150 feet. From the SE corner of the property the lot is to extend 280 feet west along the properties southern boundary. This conveyance subject to a 10 foot wide road easement along its western boundary.

to have and to hold that described property to the Grantee in perpetuity.

And further, Grantor hereby promises to and covenants with the Grantee, that Grantor owns the interest in above-described real property that Grantor in fee simple absolute, free of all encumbrances, except those stated in the following section:

None

and that Grantor will warrant and defend the premises and every part thereof against the lawful claims and demands of anyone, except those who claim under the encumbrances described above.

The true consideration for this transfer, stated in dollars is \$ -0- . However, the actual consideration consists of property or other value given or promised which part of the consideration (ORS 93.030).

IN WITNESS WHEREOF, the Grantor has executed this instrument this 28<sup>th</sup> day of July, 2000, and if a corporate grantor, it has caused its name to be signed by an officer or other person duly authorized to do so by action of the board of directors.

Eileen J. Donovan  
(As to Both)

EILEEN J. DONOVAN  
(Printed Witness Signature)

Vickie L. Hollowell  
(As to Both)

Vickie L. Hollowell  
(Printed Witness Signature)

William F. Gorog  
William F. Gorog

Gretchen M. Gorog  
Gretchen M. Gorog

STATE OF Virginia

COUNTY OF Fairfax

This instrument was acknowledged before this 28 day of July, 2000, by William F. Gorog and Gretchen M. Gorog, husband and wife.

Kelly A. Vogel  
Notary Public

Commissioned as  
Kelly A. Thompson  
Notary Public  
Commonwealth of Virginia  
My Commission Expires Feb. 28, 2003

## Grantor's Name and Address

William F. Gorog and Gretchen M. Gorog  
1307 Daviswood Drive  
McClean, Virginia 22101

## Grantee's Name and Address

William F. Gorog, Trustee  
1307 Daviswood Drive  
McClean, Virginia 22101

## After Recording, return to:

David R. Wickham, Esq.  
10 Courthouse Plaza SW,  
Suite 1100  
Dayton, Ohio 45402

51072.1

State of Oregon, County of Klamath  
Recorded 08/17/00, at 2:27p m.  
In Vol. M00 Page 30230  
**Linda Smith,**  
County Clerk Fee \$ 31.<sup>00</sup>

Rt: Chernesky et al  
PO Box 3808, Dayton, OH 45401