

# WARRANTY DEED

THIS WARRANTY DEED executed this 19th day of August, 1993

by first party, Marlys J. Simons

whose post office address is 1204 E Jefferson St Cottage Grove, OR 97424

to second party, Kenneth E. and April Simons, Husband & Wife

whose post office address is 5765 Philomath Blvd, Corvallis, OR 97333

WITNESSETH, That the said first party, for good consideration and for the sum of \$13,500.00 paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and transfer unto the said second party forever with warranty covenants, all the right, title, interest and claim which the said first party has in and to the following described parcel of land and improvements and appurtenances thereto in the County of Klamath, State of Oregon, to wit:

Lot 39: N $\frac{1}{2}$  S $\frac{1}{2}$  S $\frac{1}{2}$  W $\frac{1}{2}$  E $\frac{1}{2}$  SE $\frac{1}{4}$  Section 9, TWP25S R8E W.M.  
Five (5) acres M/L.

Subject to existing road easement and a thirty (30) foot road easement parallel and along West boundary.  
Subject to power utility easement.  
Subject to reservations and restrictions of record.

State of Oregon, County of Klamath  
Recorded 04/05/01, at 11:10 a.m.  
In Vol. M01 Page 14051  
Linda Smith,  
County Clerk Fee \$ 21.00

AND the first party hereby covenants with said second party that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the adverse claims of all persons whomsoever; and that said land is free of all encumbrances.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Gloria Vanekhoven  
Witness

August 19, 1993  
Date

Marlys J. Simons

Aug 19, 1993

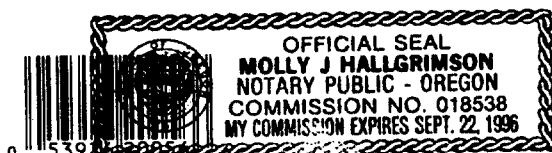
State of Oregon

August 19th, 1993

County of Lane

SS.

Then personally appeared Marlys J. Simons  
to me known to be the person described in and who executed the foregoing instrument and acknowledged before me that she executed the same.



Molly J. Hallgrimson  
Notary Public  
My Commission Expires: September 22, 1996