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mtc 1396-3216

AFTER RECORDING RETURN TO:

LESTER L. & KAY NEUMEYER  
P. O. Box 164  
Malin, OR 97632

SEND TAX STATEMENTS TO:

Lester L. & Kay Neumeyer  
P. O. Box 164  
Malin OR 97632

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That JEAN JORDAN, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT LEON TURNER and AGNES TURNER, Husband and Wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, 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:

Lots 1, 2, 3 and 4 of Block 61 of CITY OF MALIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon;

EXCEPTING THEREFROM the West 50 feet of said lots conveyed to Joe Halousek and Gladys Halousek, husband and wife, by Deed dated October 27, 1949, recorded November 12, 1949, in Deed Volume 235, page 171, Records of Klamath County, Oregon; and

ALSO ACCEPTING the East 16 feet of said lots conveyed to the City of Malin, Klamath County, Oregon, by two deeds dated December 11, 1929, recorded January 3, 1930, in Deed Volume 89, pages 507 and 508, Records of Klamath County, Oregon.

SUBJECT TO reservations and restrictions of records, rights of way and easements of record and those apparent on the land, contract and/or liens for irrigation and/or drainage.

TO HAVE AND TO HOLD THE SAME unto the said grantees and grantees' heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantees and grantees' 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 above granted 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.

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The true and actual consideration paid for this transfer, stated in terms of dollars, is \$55,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THE INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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.

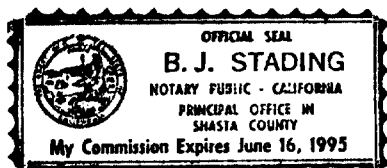
WITNESS grantor's hand this 3rd day of November, 1994.

Jean Jordan  
Jean Jordan, Grantor

STATE OF CALIFORNIA )  
County of SHASTA ) ss.

On the 3rd day of November, 1994, before me, B.J. STADING (Notary) personally appeared JEAN JORDAN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



B.J. Stading  
NOTARY PUBLIC FOR CALIFORNIA  
My Commission expires:

State of Oregon, County of Klamath  
Recorded 10/11/01 at 11:11 a. m.  
In Vol. M01 Page 51842  
Linda Smith,  
County Clerk Fee\$ 26<sup>00</sup>