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23575

Vol M02 Page \_\_\_\_\_  
STATE OF OREGON, \_\_\_\_\_ } ss.

David H. Wirtz + Betty Jo Wirtz

P.O. Box 100  
Chemult, Or. 97731

Grantor's Name and Address

Penny L. Jacobson

P.O. Box 152  
Chemult, Or. 97731

Grantee's Name and Address

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

Penny L. Jacobson

P.O. Box 152  
Chemult, Or. 97731

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

Penny L. Jacobson

P.O. Box 152  
Chemult, Or. 97731SPACE RESERVED  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 04/22/2002 1:08 p.m.

Vol M02, Pg 23575

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that David H. Wirtz + Betty Jo Wirtz (Deceased)

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Penny L. Jacobson

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:

Lot 5 and 6 Block 4 Chemult, Klamath County, Oregon

(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):

EXCEPT EASEMENTS, CONDITIONS AND RESTRICTIONS OF RECORD, AND RIGHTS OF THE PUBLIC IN STREETS, ROADS AND HIGHWAYS

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 \$ 13,000.00. 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 30 day of April, 2002, 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 30.930.

David H. Wirtz  
Penny L. Jacobson

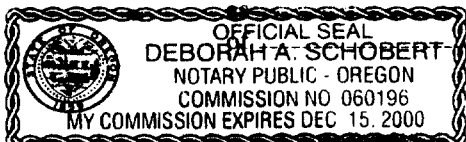
STATE OF OREGON, County of Klamath ) ss.

This instrument was acknowledged before me on April 30, 2002

by David H. Wirtz and Penny L. Jacobson

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

Deborah A. Schobert  
Notary Public for Oregon  
My commission expires 12/15/00