

102 APR 28 AM 11:05

John R. Downing
3929 Coronado Way
Klamath Falls, OR 97603
Grantor's Name and Address
John R. and Stephanie M. Downing
3929 Coronado Way
Klamath Falls, OR 97603
Grantee's Name and Address

SPACE RESERVED
FOR
RECORDER'S USE

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

John R. and Stephanie M. Downing
3929 Coronado Way
Klamath Falls, OR 97603

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

John R. and Stephanie M. Downing
3929 Coronado Way
Klamath Falls, OR 97603

STATE OF OREGON }
County of }

State of Oregon, County of Klamath
Recorded 04/23/2002 11:05 a. m.
Vol M02. Pg 23889
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

C02-45

WARRANTY DEED

Know all by these presents that **John R. Downing**

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by **John R. Downing and Stephanie M. Downing husband and wife**

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 3 IN BLOCK 6 OF TRACT NO. 1000, SECOND ADDITION TO SUNSET VILLAGE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF 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): _____

_____, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all person whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0 *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 on _____; 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.

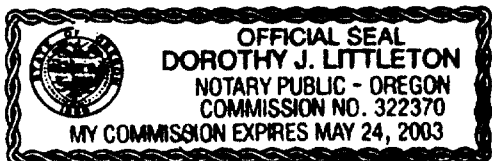
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930

John R. Downing
John R. Downing

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on MARCH 11, 2002
By JOHN R. DOWNING

This instrument was acknowledged before me on _____
By _____
As _____
Of _____



Dorothy J. Littleton
Notary Public for Oregon
My commission expires: 5-24-03