

08 FEB 26 AM 11:58

## WARRANTY DEED

Vol M03 Page 11728

11:58

KNOW ALL MEN BY THESE PRESENTS, That VERA A. MAXSON,

a single person,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAY L. MERMAN, a single person,

hereinafter called the 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, Block 10, KLAMATH LAKE ADDITION TO THE CITY of KLAMATH FALLS, in the County of Klamath, State of Oregon.

434 Torrey Street, Klamath Falls, Oregon. 97601

State of Oregon, County of Klamath

Recorded 02/26/2003 11:58 a.m.

Vol M03 Pg 11728

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the 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

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 \$LOVE & AFFECTION

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).~~ (The sentence between the symbols, it 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 26 day of February, 19 2003 if a corporate grantor, 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.

Vera A. Maxson  
Vera A. Maxson

STATE OF OREGON, County of Klamath ) ss.

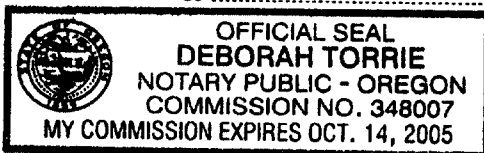
This instrument was acknowledged before me on February 26<sup>th</sup>, 19 2003 by Vera A. MAXSON

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

by \_\_\_\_\_,

as \_\_\_\_\_,

of \_\_\_\_\_,



Deborah Torrie  
Notary Public for Oregon  
My commission expires Oct 14, 2005

Vera A, Maxson  
3939 Hilyard Aveune

Klamath Falls, OR 97603  
Grantor's Name and Address

Ray L. Merman  
434 Torrey Street  
Klamath Falls, OR 97601  
Grantee's Name and Address

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

Ray L. Merman  
434 Torrey Street  
Klamath Falls, OR 97601

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

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of \_\_\_\_\_ ) ss.

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ and/or as fee/file/instrument/microfilm reception No. \_\_\_\_\_, Record of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_, NAME TITLE Deputy.

cc. Ronald Merman