

04 APR 14 PM 3:12

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NJK-13916-5858

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Robert Charles Johnson and Patricia A. Johnson, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Carol M. Seidel

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 8, Block 1, Tract 1218, DODDS HOLLOW ESTATES, in the County of Klamath, State of Oregon.

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein

(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 except items of record commonly accepted and common to the area.

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 \$ 32,700.00

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, 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 27 day of July, 1994; 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.

Robert C Johnson
Patricia A Johnson

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on July 27, 1994, by Robert C. Johnson and Patricia A. Johnson

This instrument was acknowledged before me on _____, 19____,

by _____

as _____



OFFICIAL SEAL
DARLEEN MACARTHUR
NOTARY PUBLIC - OREGON
COMMISSION NO. 029486
MY COMMISSION EXPIRES NOV 07, 1997

Darleen MacArthur

My commission expires 11/7/97 Notary Public for Oregon

Robert C & Patricia A Johnson

PO Box 2270

Lake Havasu City AZ 86403

Grantor's Name and Address

Carol M Seidel

PO Box 7449

Klamath Falls OR 97603

Grantee's Name and Address

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

Carol M Seidel

Po Box 463

Merrill, OR 97633

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

Same - No Change

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 04/14/2004 3:12 p. m
Vol M04 Pg 21920
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

2/10 AM