

EA

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Carla L. King +
Elvira J. King

Vol M05 Page 39853

Grantor's Name and Address

d/Braxton + Maddy Inc.

Grantee's Name and Address

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

Braxton + Maddy Inc.
1205 Pacific Terrace
K-Falls, OR 97601

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

Braxton + Maddy Inc.
1205 Pacific Terrace
K-Falls, OR 97601

State of Oregon, County of Klamath
Recorded 05/31/05 11:21 A m
Vol M05 Pg 39853
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Carla L. King + Elvira J. King

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Braxton + Maddy Inc.

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 77 Casitas according to the official plat thereof on file at the county clerk of Klamath County

R-3909-010CD-06100

(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):

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 \$ As per agreement. 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 ①, 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 May 27th 2005; 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.

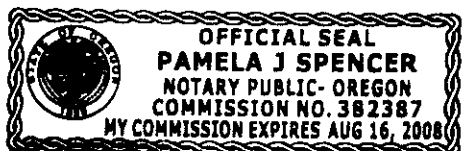
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Carla L. King
Elvira J. King

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on May 27, 2005 by Carla L. King + ELVIRA J KING

This instrument was acknowledged before me on
by
as
of



Pamela J Spencer
Notary Public for Oregon
My commission expires 8/16/2008

211