

2008-007168

Klamath County, Oregon



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05/15/2008 11:11:52 AM

Fee: \$26.00

Returned to Counter

FRANKLIN D. EATON
P.O. BOX 308
CRESCENT, OR. 97733

TAXES THE SAME

Above Space Reserved for Recording

(If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.)

Warranty Deed

Date of this Document: 05-13-2008Reference Number of Related Documents: LIVING TRUST AGREEMENT

Grantor(s):

Name FRANKLIN D. EATON & MARCIA L. EATON
Street Address 136336 FRIENDLY LN CRESCENT, OR
City/State/Zip CRESCENT, OREGON, 97733

Grantee(s): FRANKLIN D EATON & MARCIA L. EATON

Name SHAWN J. EATON & GLENDA A. EATON
Street Address 136336 FRIENDLY LN E. (WITH RIGHTS OF SURVIVORSHIP)
City/State/Zip CRESCENT, OREGON 97733

Abbreviated Legal Description (i.e., lot, block, plat, or section, township, range, quarter/quarter or unit, building and condo name): THE W 1/2 NE 1/4 SW 1/4 OF SECTION 25, TOWNSHIP 24 SOUTH RANGE 8 E.W.M. SAVING AND EXCEPTING THEREFROM THE NORTH TWO ACRES THEREOF
Assessor's Property Tax Parcel/Account Number(s): R 14941, M 097562, M 133482

For good consideration, FOR THE SUM OF \$1.00 WE, FRANKLIN D & MARCIA L. EATON
of 136336 FRIENDLY LN, CRESCENT, OR, County of KLAMATH

CO OWNERSHIP State of OREGON, hereby bargain, deed and convey to SHAWN J. & GLENDA A. EATON
of 136336 FRIENDLY LN, CRESCENT, OR 97733
County of KLAMATH, State of OREGON, the following described land in
KLAMATH County, free and clear with WARRANTY COVENANTS; to wit: THERE ARE NO HIDDEN LIENS OR ENCUMBRANCES ON THIS PROPERTY.

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, and assigns, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantor by deed of 14th, dated May, 20 08.

WITNESS the hands and seal of said Grantor this 14 day of May, 20 08.

[Signature]
Grantor

Marcia J. Eaton
Grantor

State of Oregon
County of Klamath

On May 14, 2008, before me, Frankie Marcia Eaton, personally appeared _____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Barbara J. Sullivan

Affiant Known Unknown
ID Produced _____

(Seal)

