

55858

SPECIAL VERIFICATION PAGE

Vol. 78 Page 21739

KNOW ALL MEN BY THESE PRESENTS, That **FIRST NATIONAL BANK OF OREGON**, a national banking association, TRUSTEE, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **TIENG T. SANGRAN** hereinafter called grantee, and unto grantor's heirs, successors and assigns all of that certain real property with the improvements, hereditaments and appurtenances thereto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot Eighty Seven (87), Block One (1) of SUN FOREST ESTATES, Tract 1060, as shown by Map on file in the office of the County Recorder.

Free and clear of all liens and encumbrances except restrictions and easements of record and except any lien or encumbrance caused or created by the Not Vendor.

To Have and to Hold the same unto the said grantee and grantor's heirs, successors and assigns forever.

And the grantor hereby warrants to and with the said grantee and grantor's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,895.00

whereof the sum of \$1,895.00 is the consideration for the purchase of the real property, which is the whole consideration (indicate which). (The sentence between the brackets, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed as if it were the contract so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions herein apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 1st day of September, 1978; if a corporate grantor, it has caused the same to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, this certificate is required)

STATE OF OREGON,

(County of)

Personally appeared the above named

and acknowledged the foregoing instrument to be voluntary by it and deed.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
My commission expires

FIRST NATIONAL BANK OF OREGON, TRUSTEE

Richard P. Megenity, Asst. Vice President

Helen J. Bird, Asst. Cashier

STATE OF OREGON, County of Multnomah) ss.

September 1, 1978.

Personally appeared **Richard P. Megenity** and **Helen J. Bird** who, being duly sworn,

each for himself and not one for the other, did say that the former is the Assistant Vice president and that the latter is the Assistant Cashier of First National Bank of Oregon, Trustee

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: Dec. 20, 1979

(OFFICIAL SEAL)

FIRST NATIONAL BANK OF OREGON
TRUST REAL ESTATE DEPT.
P.O. BOX 3131 PORTLAND OREGON 97208

TIENG T. SANGRAN
2841 Sunjarden Drive
Citrus Heights, CA 95610

TIENG T. SANGRAN
as above

TIENG T. SANGRAN
as above

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 29th day of September, 1978, at 2:44 o'clock P.M., and recorded in book M78 on page 21739 or as file/real number 55858, Record of Deeds of said county.

Witness my hand and seal of County affixed.

M. D. Milne

Berntha Schleich Deputy
Recording Officer

Fee \$3.00