

A-29838

FORM No. 633 - WARRANTY DEED (Individual or Corporate)

WARRANTY DEED

Vol. 778 Page 23225



1-1-74

56833

KNOW ALL MEN BY THESE PRESENTS, That EDWARD C. DORE, JEANNE M. DORE

and ROSE G. YOUNG  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MICHAEL P. PICARD  
 and VALERIE J. PICARD, husband and wife; HARRY L. PICARD and, hereinafter called  
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and  
 assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-  
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 21, Block 7, Mountain Lakes Homesites, according to the official  
 plat thereof on file in the office of the County Clerk of Klamath  
 County, Oregon.

SUBJECT TO:

Reservations, restrictions, and rights-of-way of record or apparent  
 on the face of the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And said grantor hereby covenants to and with said 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  
 1978-79 real property taxes, a lien but not yet due and payable and  
 those set forth above

grantor will warrant and forever defend the said 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 \$5,500.00

However, the actual consideration consists of or includes other property or value given or promised which is  
 the whole part of the consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical  
 changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 3 day of Oct, 1978;  
 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by  
 order of its board of directors.

(If executed by a corporation,  
affix corporate seal)

Rose G. Young

Jeanne M. Dore

By: Edward C. Dore  
Her attorney in fact

STATE OF OREGON, County of New York } ss.  
 County of New York }  
 1978

Personally appeared the above named  
 Rose G. Young

and acknowledged the foregoing instru-  
 ment to be her voluntary act and deed.

Before me, LOUIS A. FATTORE  
 (OFFICIAL NOTARY PUBLIC, State of New York  
 SEAL) No. 31-4611002 New York  
 Notary Public for New York County  
 My commission expires March 30, 1979

STATE OF OREGON, County of

Personally appeared \_\_\_\_\_, 19\_\_\_\_, and  
 \_\_\_\_\_, who, being duly sworn,  
 each for himself and not one for the other, did say that the former is the  
 president and that the latter is the  
 secretary of \_\_\_\_\_

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 be-  
 half 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:

(OFFICIAL  
SEAL)

Notary Public for Oregon  
 My commission expires:

Dore, Dore &amp; Young

GRANTOR'S NAME AND ADDRESS

Picard

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. &amp; Mrs. Michael P. Picard

Mr. &amp; Mrs. Harry L. Picard

2819 Summers Lane

Klamath Falls, Oregon 97601

Until a change is requested all tax statements shall be sent to the following address.

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instru-  
 ment was received for record on the  
 day of \_\_\_\_\_, 19\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
 in book \_\_\_\_\_ on page \_\_\_\_\_ or as

file/reel number \_\_\_\_\_

Record of Deeds of said county.

Witness my hand and seal of  
 County affixed.

By:

Recording Officer  
DeputySPACE RESERVED  
FOR  
RECORDER'S USE

978 OCT 17 PM 2 29

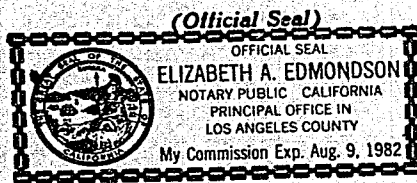
23236

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF CALIFORNIA

County of Los Angeles } ss.On this the 6<sup>TH</sup> day of OCTOBER, 1978 personally appeared  
EDWARD C. DOREwho, being duly sworn (or affirmed), did say that he is the attorney in fact for.  
JEANNE M. DOREand  
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.

Before me



*Elizabeth A. Edmondson*  
(Signature)  
*Notary Public*  
(Title of Officer)

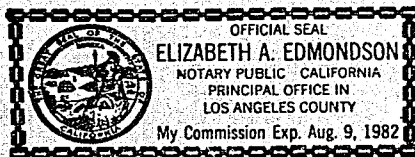
STATE OF California

County of Los Angeles } ss.

BE IT REMEMBERED, That on this 6<sup>TH</sup> day of OCTOBER, 1978,  
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within  
named EDWARD C. DORE

known to me to be the identical individual... described in and who executed the within instrument and  
acknowledged to me that HE executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.



*Elizabeth A. Edmondson*  
Notary Public for California  
My Commission expires August 9, 1982

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Title Co.this 17th day of October, A. D. 1978, at 2:29 clock P. M., atfully recorded in Vol. M78, of Deeds on Page 23235

Wm D. MILNE, County Clerk

Fee \$6.00

By

*Bernice M. Leto*