

A-29885

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WARRANTY DEED

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24253



KNOW ALL MEN BY THESE PRESENTS, That EDWARD G. DORE, JEANNE M. DORE and ROSE G. YOUNG hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VICTOR D. ASHCRAFT, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 36, Block 6, 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.

1978-79 real property taxes, a lien but not yet due and payable.

(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 THOSE AS 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 \$4,000.00. 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 ①, 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 18th day of Sept, 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  
Rose G. Young

Jeanne M. Dore  
By: Edward G. Dore  
Her attorney in fact

STATE OF OREGON, New York } ss.  
County of New York }  
Sept 18, 1978

STATE OF OREGON, County of } ss.  
Personally appeared, 19, and

Personally appeared the above named Rose G. Young

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 acknowledged the foregoing instrument to be her voluntary act and deed.

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: Stuart H. Aarons

Before me: (OFFICIAL SEAL)

Notary Public for Oregon New York  
My commission expires March 30, 1980

Notary Public for Oregon  
My commission expires:

Dore, Dore & Young  
Qualified in Bronx County  
Commission Expires March 30, 1980

STATE OF OREGON, } ss.  
County of

I certify that the within instrument 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.

GRANTOR'S NAME AND ADDRESS  
Ashcraft

GRANTEE'S NAME AND ADDRESS  
Victor D. Ashcraft  
1310 North Mountain Ave  
Ashland, Oregon 97520  
NAME, ADDRESS, ZIP

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

SPACE RESERVED  
FOR  
RECORDER'S USE

Recording Officer  
By Deputy

24254

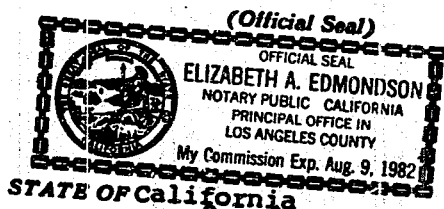
FORM No. 150—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF CALIFORNIA

County of Los Angeles } ss.On this the 12<sup>TH</sup> day of September, 1978

EDWARD C. DORE personally appeared  
 who, being duly sworn (or affirmed), did say that he is the attorney in fact for  
JEANNE M. DORE  
 that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-  
 edged said instrument to be the act and deed of said principal.

Before me:



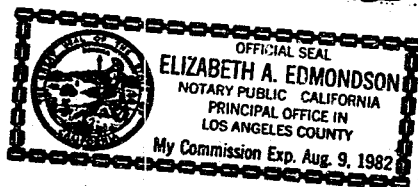
Elizabeth A. Edmondson  
 (Signature)  
Notary Public  
 (Title of Officer)

STATE OF California

County of Los Angeles } ss.

BE IT REMEMBERED, That on this 12<sup>TH</sup> day of September, 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, 1979

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Title Cothis 27th day of OctoberA. D. 1978 at 11:42 o'clock A. M., andfully recorded in Vol. M78, of Deedson Page 24253

Fee \$6.00

Wm D. MILNE, County Clerk  
 By Sumitha D. Petch