

WARRANTY DEED

Vol. 178 Page 26207



K-31253 58683

KNOW ALL MEN BY THESE PRESENTS, That MARTIN DEVELOPMENT CORPORATION, a California corporation,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Clarence J. Harrison and Bonnie S. Harrison, husband and wife, 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 3 in Block 2 of Tract No. 1000, PINECREST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to easements, rights of way and restrictions, whether of record, apparent on the land, or arising by operation of law; and subject to all exceptions shown on the title policy issued with respect to the parcel herein conveyed, whether part of the standard form or not.

Seller's warranty of title shall be deemed fully performed when a standard form policy of title insurance, covering the property conveyed, is delivered to Buyer.

(IF SPACE INSUFFICIENT, CONTINUE WRITING 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 as above stated;

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 claimed under the above described encumbrances. The true and actual consideration paid for this deed, stated in terms of dollars, is \$ 9,700.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (If the contents of the foregoing sentence are not applicable, delete the words "other property or value given or promised which is the whole consideration" and the words "indicate which".) 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 construing this deed and where the context so requires, the word "day" shall mean the day of the month. Witness Whereof, the grantor has executed this deed on the 20th day of September, 1978; if a corporate grantor, it has caused its name to be signed by its duly authorized officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath, 1978.

Personally appeared the above named Walter E. Remstedt

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

Before me: 20090 Notary Public for Oregon

My commission expires: 1980

(OFFICIAL SEAL)

STATE OF Oregon, County of Klamath

Personally appeared Walter E. Remstedt and James E. Remstedt 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 MARTIN DEVELOPMENT CORPORATION, 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.

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 20th day of September, 1978, at 10 o'clock A.M., and recorded in book 178 on page 26207 or as file/rec'd number 178-26207. Record of Deeds of said county. Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

By Samuel Recording Officer Deputy

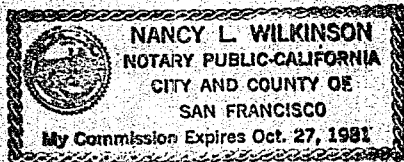
After recording return to:
Clarence J. Harrison
7000
2000
NAME, ADDRESS, ZIP

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

Samuel
NAME, ADDRESS, ZIP

78 NOV 20 PM 2 27

STATE OF CALIFORNIA
City and County of San Francisco } ss.



On this 7th day of September in the year one thousand nine hundred and 78 before me, NANCY L. Wilkinson a Notary Public, State of California, duly commissioned and sworn, personally known to me to be the Vice President of the corporation described in and that executed the within instrument, and also known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in the City and County of San Francisco the day and year in this certificate first above written.

Nancy L. Wilkinson
Notary Public, State of California

Cowdery's Form No. 28-Acknowledgment Corporation (C. C. Secs. 1190-1191)

Printed 5/72

STATE OF CALIFORNIA, City & County of San Francisco } ss.

On this 7th day of November in the year one thousand nine hundred and 78 before me, Nancy L. Wilkinson

a Notary Public, State of California, duly commissioned and sworn, personally appeared

known to me to be the President of the corporation described in and that executed the within instrument, and also known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in the City and County of San Francisco the day and year in this certificate first above written.

Nancy L. Wilkinson
Notary Public, State of California.

Cowdery's Form No. 27-(Acknowledgment Corporation), (C. C. Secs. 1190-1191)

71-0770

STATE OF OREGON, COUNTY OF KLAMATH; ss.

led for record at the office of Klamath County Title Co.

20th day of November A. D. 1978 at 2:27 o'clock P. M., on

Vol. M78, of Deeds on Page 26207

Wm D. MILNE, County Clerk

Bernthas Shitsch

Fee \$6.00