

1-1-74

62730

WARRANTY DEED

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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 David Hankwitz and Cynthia Hankwitz, 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 4 in Block 8 of Tract No. 1093, 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 of record and apparent on the land and to all exceptions shown in title policy whether part of the standard form or not.

(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 as above stated;

and that 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 \$ 9,700.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 12 day of February, 1979; 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)

MARTIN DEVELOPMENT CORPORATION

By Walter E. Remstedt Pres.

By Nancy L. Wilkinson Sec.

California

STATE OF OREGON, County of San Francisco) ss.

FEBRUARY 12, 1979

Personally appeared Walter E. Remstedt and Nancy L. Wilkinson who, being duly sworn, each for himself and not one for the other, did say that the former is the President and 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.

Before me:

Notary Public for Oregon (Notary Seal)

My commission expires:

Aug 5, 1982

(OFFICIAL

NANCY M. PETERSON
NOTARY PUBLIC-CALIFORNIA
CITY & COUNTY OF
SAN FRANCISCO
My Commission Expires August 5, 1982

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 16th day of February, 1979, at 3:35 o'clock P.M., and recorded in book M79 on page 3787 or as file/reel number 62730. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Berntha Milne Recording Officer
Deputy

Fee \$3.00

STATE OF OREGON,

County of

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Personally appeared the above named

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. David Hankwitz
P.O. Box 181
Bluff, Oregon

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP