

74100

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

1-1-74

WARRANTY DEED

Vol. 179 Page 22164

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

KNOW ALL MEN BY THESE PRESENTS, That AHMAD MASHOUF AND MARSHA ANN MASHOUF, husband and wife;

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SEE BELOW\*\*\*

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:

The East 1/2 of the Northeast 1/4 of the Northwest of 1/4 of Section 28, Township 36 South, Range 10 East of the Willamette Meridian.

SUBJECT to: 1. All of the general and special taxes for the fiscal year, 1979-1980; a lien not yet due and payable.

2. Covenants, conditions, restrictions, reservations, rights, rights of way easement of record, if any.

\*\*\*NAMES OF THE GRANTEES AS FOLLOWS:

"JAMES SPINOSA AND JUDY SPINOSA, husband and wife as joint tenants as to an undivided 1/2 Interest and JO SINKO AND KAREN SINKO, husband and wife as joint tenants as to an undivided 1/2 Interest; AS TENANTS IN COMMON."

(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

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 \$15,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 24th day of August, 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)

Ahmad Mashouf

Marsha Ann Mashouf

STATE OF OREGON, County of

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ss.

Personally appeared

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 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF CALIFORNIA }  
County of LOS ANGELES } ss.  
September 13, 1979

Personally appeared the above named

Ahmad Mashouf and

Marsha Ann Mashouf

and acknowledged the foregoing instrument to be

(OFFICIAL SEAL)  
MICHAEL THOMAS TEDESCO  
NOTARY PUBLIC - CALIFORNIA  
LOS ANGELES COUNTY  
My commission expires JUN 10 1982

My commission expires:

June 10, 1982

Ahmad Mashouf and Marsha Ann Mashouf

5901 Clint Place

Rancho Palos Verdes, Calif. 90274

GRANTOR'S NAME AND ADDRESS

Spinosa and Sinko et al

% Sommerhill Realty

787 W. 9th St.; San Pedro, Ca. 90731

GRANTEE'S NAME AND ADDRESS

After recording return to:

Spinosa and Sinko et al

% Sommerhill Realty

787 W. 9th St.; San Pedro, Calif 90731

NAME, ADDRESS, ZIP

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 Klamath

ss.

I certify that the within instrument was received for record on the 18th day of September, 1979, at 10:00 o'clock A.M., and recorded in book M79 on page 22164 or as file/reel number 74100

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By Bernice H. Hetch Deputy

Fee \$3.50

SPACE RESERVED  
FOR  
RECORDER'S USE