

FRONTIER

75709

WARRANTY DEED

Vol. 779 Page 24870



TITLE & SECURITY CO.

KNOW-ALL MEN BY THESE PRESENTS, That

WILLIAM E. ALGER

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LEONARD PARK and AGNES PARK, husband and wife, and their 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 15, HARRIMAN PARK, Klamath County, Oregon, according to the duly recorded plat thereof.

SUBJECT TO:

1. 1979-1980 taxes, a lien in an amount to be determined, but not yet due and payable; 2. Utility easements as delineated on the recorded plat along the back of all lots; 3. Setback restrictions as delineated on the recorded plat along the South 10 feet; 4. Covenants, easements and restrictions imposed by instrument recorded June 22, 1956 in Volume 284, page 304, and amended by instrument recorded August 30, 1956 in Volume 286, page 286; and recorded September 17, 1968 in Volume M68, page 8447; 5. Agreement recorded December 19, 1953 in Volume 258, page 287, corrected by instrument recorded December 27, 1955 in Volume 280, (continued on reverse.....) 00.12.507

(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

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 \$6,000.00. 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 ©, 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 September, 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)



STATE OF OREGON, CALIFORNIA } ss.
County of Los Angeles }
September 18, 1979

STATE OF OREGON, County of _____) ss.
_____, 19____

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 California
My commission expires: 02-10-80

Notary Public for Oregon
My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Leonard & Agnes Park
12102 E. 175th Street
Artesia, Ca. 90701

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, } 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.

Recording Officer

By _____

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

THE

THE PRESIDENTS

24677

Lot 15, HARRIMAN PARK, Klamath County, Oregon, according to the duly

NOTES

STATE OF OREGON, COUNTY OF KLAMATH; ss.
filed for record at request of Frontier Title & Escrow
this 19th day of October, A.D. 1979 at 3:03 o'clock P.M. on
July recorded in Vol. M79 of Deeds on Page 24670
Wm D. MILNE, County Clerk
By: [Signature]

Fee \$7.00 (continued)

And said grantor hereby covenants to and with said grantees and grantees' heirs, successors and assigns, that

To have and to hold the same unto the said grantees and grantees' heirs, successors and assigns forever.

And defendants of all persons whomsoever except those claiming under the above described encumbrances. Plaintiff will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and title of

The true and actual consideration paid for this transfer, stated in terms of dollars is \$ 0.000.00

In Witness Whereof, the Grantor has executed this instrument this 10th day of September, 1954.

William E. Allen

OFFICIAL SEAL
CONSTANCE R. MANNING
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires FEB 10 1981

11-11-1971

STATE OF OREGON, CALIFORNIA)

ENCLOSURE

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

1. The undersigned hereby certifies that the foregoing instrument has been duly executed and is a true and correct copy of the original instrument as the same appears on the records of the County of Los Angeles, California.

OFFICIAL (SEAL)

Notary Public for Oregon
My commission expires: 02-10-80

STATE OF OREGON

COUNTY OF _____ I certify that the within instrument was received for record on this _____ day of _____ 19____ at _____ o'clock _____ M. and recorded in book _____ on page _____ or as _____ the real number _____ Record of Deeds of said county. Witness my hand and seal of County aforesaid.		DEED RECORDED FOR SPACE RESERVED	DEED RECORDED FOR SPACE RESERVED
DEED RECORDED FOR SPACE RESERVED		DEED RECORDED FOR SPACE RESERVED	DEED RECORDED FOR SPACE RESERVED

RECORDING OFFICE
TOLSON