

1-1-74

WARRANTY DEED

Vol. 1781 Page 00040



KNOW ALL MEN BY THESE PRESENTS, That

LAWRENCE FOTINAKIS and DOROTHY FOTINAKIS, as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN A. MOORE and CATHEY MOORE, 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:

The North one-half of Section 8, Township 36 South, Range 13 East of the Willamette Meridian, consisting of 320 acres, more or less, in the County of Klamath, State of Oregon,

(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 apparent on the land, common to the real estate, and those of record+++

+++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 \$44,000.00.

~~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 21 day of December, 1980; 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 California ss.  
County of Los Angeles  
December 24, 1980

Personally appeared the above named

LAWRENCE FOTINAKIS and DOROTHY FOTINAKIS

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

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 \_\_\_\_\_

\_\_\_\_\_, 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

My commission expires:

OFFICIAL SEAL OF OFFICIAL  
GRACE ERDLEY AMMON SEAL)  
NOTARY PUBLIC - CALIFORNIA  
LOS ANGELES COUNTY  
My comm. expires AUG 9, 1983

LAWRENCE FOTINAKIS and DOROTHY FOTINAKIS  
16027 Sunburst Street  
Sepulveda, California 91343  
GRANTOR'S NAME AND ADDRESS

JOHN A. MOORE and CATHEY MOORE  
3665 Monticello Road  
Napa, California 94558  
GRANTEE'S NAME AND ADDRESS

After recording return to:

JOHN A. MOORE and CATHEY MOORE  
3665 Monticello Road  
Napa, California 94558  
NAME, ADDRESS, ZIP

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

JOHN A. MOORE and CATHEY MOORE  
3665 Monticello Road  
Napa, California 94558  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 2nd day of January, 1981, at 11:42 o'clock A.M., and recorded in book/reel/volume No. M81 on page 40 or as document/fee/file/instrument/microfilm No. 94322, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn Acting Co. Clerk  
NAME TITLE  
By Barbara L. Fletcher Deputy

Fee \$3.50