

1-1-74

98402

WARRANTY DEED

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6758



KNOW ALL MEN BY THESE PRESENTS, That LARRY VAN KOUWENBERG

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ADRIAN VAN KOUWENBERG, 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 18, Block 19, Second Addition to Klamath River Acres of Oregon, Ltd., according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: all uncleared exceptions contained in the Klamath County Title Report No. K-33631, dated August 27 1980, a copy of which was delivered to purchaser.

(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 \$
 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 day of, 19 ; 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)

LARRY VAN KOUWENBERG

STATE OF OREGON,

County of Klamath

APRIL 15, 1981

Personally appeared the above named
 Larry Van Kouwenberg

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

Before me:
 (OFFICIAL SEAL)
 Notary Public for Oregon
 My commission expires: 10-24-81

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 be-
 half 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:

Larry Van Kouwenberg
 9721 Ben Kerns Rd.
 Klamath Falls Or. 97601
 GRANTOR'S NAME AND ADDRESS

Adrian Van Kouwenberg
 Box 408
 North Rose, New York 14516
 GRANTEE'S NAME AND ADDRESS

After recording return to:

Adrian Van Kouwenberg
 Box 408
 North Rose, New York 14516
 NAME, ADDRESS, ZIP

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

Larry Van Kouwenberg
 9721 Ben Kerns Rd.
 Klamath Falls, Or. 97601
 NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instru-
 ment was received for record on the
 15th day of April, 1981,
 at 1:00 o'clock P.M., and recorded
 in book/reel/volume No. M81 on
 page 6758 or as document/fee/file/
 instrument/microfilm No. 98402.
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn County Clerk
 NAME TITLE

By Debra Gansen Deputy

Fee \$3.50

350 P2