

99494

WARRANTY DEED

38-23601

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KNOW ALL MEN BY THESE PRESENTS, That ARTHUR SHAFER and BARBARA SHAFER, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BRADLEY VAN DIEST and GERALDINE VAN DIEST, 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:

Unit 2, Block 43, Lot 26, KLAMATH FALLS FOREST ESTATES

(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 \$ 3,500.00

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 1st day of May, 1981; 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,

County of Clatsop

ss.

5-1, 19 81

Personally appeared the above named

Arthur Shafer and
Barbara Shafer

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

Before me:

(OFFICIAL

SEAL)

C. L. NELSON

Notary Public for Oregon

NOTARY PUBLIC

My commission expires:

My Commission Expires 3/23/84

STATE OF OREGON, County of Clatsop 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 _____

_____, 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:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires:

Mr. and Mrs. Arthur Shafer

18090 S. Clear Acres Drive

Oregon City, Oregon 97045

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Bradley Van Diest

19302 Harvest Avenue

Cerritos, California 90701

GRANTEE'S NAME AND ADDRESS

After recording return to:

James W. Walker, Attorney

9815 S.E. Stark Street

Portland, Oregon 97216

NAME, ADDRESS, ZIP

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

Mr. and Mrs. Bradley Van Diest

19302 Harvest Avenue

Cerritos, California 90701

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-

ment was received for record on the

13th day of May, 19 81,

at 10:48 o'clock A.M., and recorded

in book/reel/volume M81 on

page 8450 or as document/fee/file/

instrument/microfilm No. 99494,

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn County Clerk

NAME

TITLE

By Debra J. J. Deputy

Fee \$3.50