

3689

WARRANTY DEED

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



Vol. M81 Page 15262

KNOW ALL MEN BY THESE PRESENTS, That

LEONARD T. DOMBRAS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
JOHN E. HOLING AND PATRICIA W. HOLING, husband & 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

That portion of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 10, Township 39 South, Range
9 East of the Willamette Meridian, described as follows:
BEGINNING at a point on the West line of Summers Lane, which point is
North 377.9 feet from the South boundary line of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Twp &
range aforesaid, and which point is also on the North line of the U.S.R.S.
drainage canal; thence continuing North along the West line of Summers
Lane, a distance of 85 feet; thence South 88° 54' West a distance of 233.7
feet to a point on the Easterly boundary of a second U.S.R.S. drainage
canal; thence along said drainage canal South 4° 22' East a distance of
85.1 feet; thence North 88° 54' East a distance of 229 feet more or less
to the point of beginning.

Subject to reservations, restrictions, rights of way of record and
those apparent upon the land; And (see below)

(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 81-82 taxes,
now a lien but not yet due and payable; AND Mortgage, including the terms
and provisions thereof, executed by Leonard T. Dombras to First Federal S/L
recorded July 22, 1974 in Vol M74 page 8880, records of Klamath County and that
which said Mortgage, BUYERS agree to assume and pay,
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 \$181,600.00
However, the actual consideration consists of or includes other property of 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 20 day of August, 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)

Leonard T. Dombras
Leonard T. Dombras

STATE OF OREGON,

County of Klamath } ss.
August 18, 19 81

Personally appeared the above named

Leonard T. Dombras

and acknowledged the foregoing instru-
ment to be his voluntary act and deed.(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 8-5-83

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 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL
SEAL)

Leonard T. Dombras

GRANTOR'S NAME AND ADDRESS

John E. & Patricia W. Holing

GRANTEE'S NAME AND ADDRESS

After recording return to:

Cl. Grantee.
Louis Henning
27592 Camino Capistrano
Laguna Niguel, Ca 92677

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

Same

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
27th day of August, 1981,
at 2:11 o'clock P.M., and recorded
in book/reel/volume No. M81 on
page 15262 or as document/fee/file/
instrument/microfilm No. 3689.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn County Clerk

NAME

TITLE

By Bernetha A. DeLoach Deputy