

JIS 4233

MTC 1132-K

WARRANTY DEED

VOL 1132-K

15245

KNOW ALL MEN BY THESE PRESENTS, That MICHAEL MARIO PISAN and CORINNA KATHRYN PISAN, not as tenants in common, but with the right of survivorship hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VICTOR H. KOLLMAN and WYNETTA S. KOLLMAN, 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:

Lot 13 in Block 3, TRACT NO. 1145, NOB HILL, a resubdivision of portions of Nob-Hill, Irvington Heights, Mountain View Addition, and Eldorado Heights, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

- continued on the reverse side of this deed -

(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 as stated on the reverse side of this deed and those apparent upon the land, if any, as of the date of this deed

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 \$ 10,000.00. However, the actual consideration consists of other property or value given or promised which is the whole consideration and which, if not applicable, should be deleted. See ORS 93.030. (The sentence between the symbols O, 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 15th day of November, 1982; 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 Klamath
November 15, 1982

Personally appeared the above named
MICHAEL MARIO PISAN and CORINNA KATHRYN PISAN

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

Notary Public for Oregon
My commission expires: 6/19/83

STATE OF OREGON, County of Klamath, ss.
November 15, 1982

Personally appeared _____, 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
My commission expires:

Michael Pisan & Corinna Pisan
335 Pacific Terrace
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Victor H. Kollman
1721 Wade Circle
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

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 _____ of said county. Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

Recording Officer

By _____

Deputy

12812

YAMAGUCHI COMPANY

15216

- continued from the reverse side of this deed -

SUBJECT TO:

1. Sewer and water use to the City of Klamath Falls.
2. Reservations and restrictions as contained in the plat dedication of Tract 1145, Nob Hill, as follows:

"hereby dedicate, donate, and convey to the public use forever, all streets, said plat being subject to: 1. Public utilities and easements as shown on the annexed map, said easements are dedicated to the City of Klamath Falls for the use and regulation thereof. 2. All applicable zoning ordinances and recorded restrictive covenants. 3. One foot street plugs as shown on the annexed plat to be dedicated to the City of Klamath Falls and later released by resolution of the Common Council when the adjoining property is properly developed."

3. Covenants, conditions, and restrictions, but omitting restrictions, if any, based on race, color, religion, or national origin, imposed by instrument, including the terms and provisions thereof, recorded in Volume M78, page 7560 and amended in Volume M70, page 15313, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

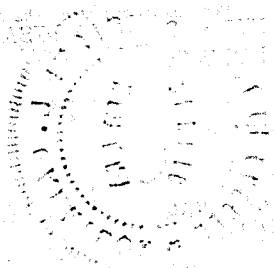
This 16 day of Nov A.D. 19 82 at 10:01 o'clock A.M. and

duly recorded in Vol. MB2, of Deeds on a 15215

Fee \$8.00

EVLYN BEHN, County Clerk

By *[Signature]*



[Faint, mostly illegible text in the bottom left section, possibly a continuation of the deed or a separate document.]