

32439

SPECIAL WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Real Estate Loan Fund Oreg. Ltd.

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ~~First~~ Interstate Bank aka First National Bank of Oregon hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit: Lot 3, Block 12, SUN FOREST ESTATES, Klamath County, Oregon.

SUBJECT TO easements, conditions, restrictions and reservations of record and to any liens or encumbrances suffered or allowed by grantee.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with an appropriate City or County Planning Department to verify approved uses.

(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 the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,995.00

~~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 5th day of January, 1984; 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 \_\_\_\_\_ } ss.  
\_\_\_\_\_, 19\_\_\_\_.

Personally appeared the above named \_\_\_\_\_

\_\_\_\_\_ and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires \_\_\_\_\_

REAL ESTATE LOAN FUND OREG. LTD.  
By Mortgage Bancorporation, Gen. Partner

J. W. Bartosz, Exec. Vice President

Cheri Miller, Asst. Vice President

STATE OF OREGON, County of Marion } ss.  
January 5, 1984

Personally appeared J. W. Bartosz and Cheri Miller who, being duly sworn,

each for himself and not one for the other, did say that the former is the Exec. Vice president and that the latter is the Asst. Vice President of Mortgage Bancorporation, 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: 01-16-87

(OFFICIAL SEAL)

Real Estate Loan Fund Oreg. Ltd.

GRANTOR'S NAME AND ADDRESS

OROZCO, Henry et ux  
3477 Oleander Ave.  
Alameda, CA 94501 File #5674

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mortgage Bancorporation  
P.O. Box 230  
Salem, OR 97308 Attn. Cheri  
NAME, ADDRESS, ZIP

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

OROZCO, Henry  
as above

NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 12th day of January 1984 at 1:00 o'clock P.M. and recorded in book reel volume No. 1184 on page 597 or as document, fee file instrument/microfilm No. 32439. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Notary Public for Oregon

Fee: \$4.00

Deputy