

1-1-74

35367

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That James J. Mieloszyk

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Jeffrey A. Corkill and Rebecca Corkill

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:

The West 24 feet of Lot 55 and all of Lot 54, ROSELAWN, Subdivision of Block 70, Buena Vista Addition to the City of Klamath Falls, according to the duly recorded supplemental plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Also one-half of vacated alley adjacent to said lots.

Subject to: Right of Way including the terms and provisions thereof, conveyed by Deed from L.E. Walker to California Oregon Power Company, recorded April 18, 1927, in Volume 75 at page 399, Klamath County Deed Records, Klamath County, Oregon. EASEMENTS AND RIGHTS OF WAY OF RECORD AND THOSE APPARENT ON THE LAND, IF ANY.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE 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 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 ABOVE NOTED

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 \$ 2,500.00

~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 2,500.00~~
 (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 9 day of April, 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 Klamath ss.
April 7, 1984

Personally appeared the above named

James J. Mieloszyk

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

Notary Public for Oregon
My commission expires: 8-18-87

STATE OF OREGON, County of ss.

Personally appeared , 19

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:

James J. Mieloszyk

P.O. Box 1196

Klamath Falls, OR. 97601

GRANTOR'S NAME AND ADDRESS

Jeffrey A. Corkill and Rebecca Corkill

608 Roseway Drive

Klamath Falls, OR. 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jeffrey A. and Rebecca Corkill

608 Roseway Drive

Klamath Falls, OR. 97601

NAME, ADDRESS, ZIP

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

Jeffrey A. and Rebecca Corkill

608 Roseway Drive

Klamath Falls, OR. 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 9th day of April, 1984, at 2:13 o'clock P.M., and recorded in book/reel/volume No. M84 on page 5838 or as document/fee/file/instrument/microfilm No. 35367, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Deputy

Fee: \$4.00

Ck 4.00