

39081

WARRANTY DEED—SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, That Edward C. and Jeanne M. Dore and Rose G. Young, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Fred Bacolini and Denise J. Rogers

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

Lot 5, Block 4 of Mountain Lakes Homesites, Tract 1017, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Reservations, restrictions, rights of way of record and those apparent upon the land. Taxes for 1984-85 which are now a lien, but not yet payable.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are 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 \$ 20,000.00.
 (Howsoever the actual consideration consists of or is made by other property or value given or promised which is the whole or any 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 23rd day of July, 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.

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.

BY: Edward C. Dore her attorney-
JEANNE M. DORE in-fact
EDWARD C. DORE
ROSE G. YOUNG

STATE OF OREGON ss.
County of Klamath
July 23, 1984

STATE OF NEW YORK ss.
COUNTY OF NEW YORK

Personally appeared the above named

Edward C. and Jeanne M. Dore

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

Before me, Steph H. Moore
(OFFICIAL SEAL) Oregon
Notary Public for Oregon
My commission expires 8/27/87

On this 20th day of July, 1984, before me personally appeared ROSE G. YOUNG, to me known to be the person described in and who executed the foregoing instrument, and she acknowledged the same, to be her voluntary act and deed,

Steph H. Moore

STEPH H. MOORE
Notary Public, State of Oregon
No. 03-263025
Qualified in Klamath County
Commission Expires 8/27/87

Edward C. and Jeanne M. Dore
20 Hackamore Lane
Canoga Park, CA 91307

GRANTOR'S NAME AND ADDRESS

Fred Bacolini and Denise Roger
225 Spring Valley Drive
Vacaville, CA 95688

GRANTEE'S NAME AND ADDRESS

After recording return to:

Fred Bacolini & Denise Rogers
225 Spring Valley Drive
Vacaville, CA 95688

NAME, ADDRESS, ZIP

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

Same as above

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county. Witness my hand and seal of County affixed.

NAME TITLE
By _____ Deputy

ATTORNEY-IN-FACT ACKNOWLEDGMENT

NO. 204

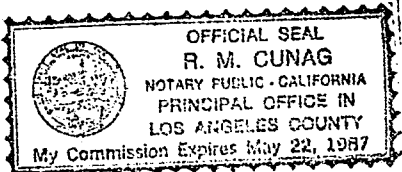
State of California
County of Los Angeles } SS.

On this the 13th day of July 19 84,
before me, the undersigned Notary Public, personally appeared
Edward C. Dore (name of attorney in fact),

☒ personally known to me
☐ proved to me on the basis of satisfactory evidence
to be the person whose name is subscribed to the within instrument as attorney

in fact of Jeanne M. Dore (name of
person not appearing before Notary), the principal, and acknowledged to me
that he (he/she) subscribed the principal's name thereto and
his (his/her) own name as attorney in fact.

WITNESS my hand and official seal.



Notary's Signature

R. M. Cunag

STATE OF OREGON: COUNTY OF KLAMATH:ss

I hereby certify that the within instrument was received and filed for
record on the 23 day of July A.D., 19 84 at 1:42 o'clock P M,
and duly recorded in Vol M84, of Deeds on page 12397.

Fee: \$ 8.00

EVELYN BIEHN, COUNTY CLERK

by: Barbara Smith, Deputy