

39282

ATC-S-27850
WARRANTY DEED (CORPORATION)

Vol. 148 Page 12748

HENLEY LAND COMPANY, INC.,

Oregon

(State of Incorporation)

HUBERT ALDINGER and VIRGINIA ALDINGER, husband and wife

all that real property situated in Klamath County, State of Oregon, described as:

Lot 33, Block 1, Tract No. 1085, COUNTRY GREEN, In the County of Klamath, State of Oregon.

THIS INSTRUMENT DOES NOT GUARANTEE THAT A 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.

and covenant(s) that grantor is owner of the above described property free of all encumbrances except

SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 12,000.00

Signed by authority of the Board of Directors, with the seal of said corporation affixed, this day of 19 84.

(Corporate Seal)

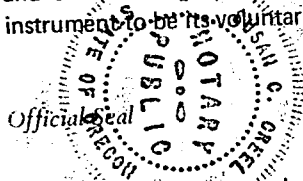
By Henley Land Co by Wm T. McLaughery President

By _____ Secretary

STATE OF OREGON, County of Klamath ss.

July 23, 1984

Personally appeared Wm T. McLaughery who, being duly sworn, did say that he is the President of Henley Land Company, Inc. 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 he acknowledged said instrument to be his voluntary act and deed.



Before me:

Susan C. Creel
Notary Public for Oregon

My commission expires: 6-21-88

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

Henley Land Company, Inc.
an Oregon corporation

TO

Hubert Aldinger
Virginia Aldinger

After Recording Return to:

TAX STATEMENTS TO:
Mr. & Mrs. Hubert Aldinger
7124 Turner Court
Klamath Falls, Oregon
97601

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 _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By _____ Title
_____ Deputy

SUBJECT TO: 1. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062, Microfilm Records. Note: Country Green to be serviced by South Suburban Sanitary District until East Suburban Sanitary District is in operation as disclosed by Agreement recorded May 14, 1974 in Book M-74 at page 5999, Microfilm Records. 2. Agreement, including the terms and provisions thereof, between Oregon Water Corporation and Henley Land Co. Inc., dated April 10, 1974, recorded May 2, 1974 in Book M-74 at page 5514, Microfilm Records. "There will be a \$51.00 connection fee for water." 3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded July 30, 1974 in Book M-74 at page 9272, and amended June 30, 1975 in Book M-75 at page 7360, and amended by Decree filed July 11, 1979 in Case #78-525E. 4. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Country Green. 5. An easement created by instrument, including the terms and provisions thereof, dated August 13, 1974, recorded August 15, 1974 in Book M-74 at page 9954, Microfilm Records, in favor of Pacific Power & Light Company, for right of way across Lots 3, 4, 10, 12, 15, 23, 47, & 52, Block 1; Lots 2 & 3, Block 2; Lots 2 and 12, Block 3; Lots 5 & 12, Block 4, and Lot 5, Block 5.

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 27 day of July A.D. 19 84
at 11:13 o'clock A M, and duly
recorded in Vol. M84 of Deeds
Page 12748

EVELYN BIEHN, County Clerk

By Sam Smith Deputy

Fee 8.00