

1-1-74

39945

K-37066
WARRANTY DEEDVol. 188 Page 13809KNOW ALL MEN BY THESE PRESENTS, That
CBA CONSTRUCTION CO.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
CYNTHIA M. CRONENBERG, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 2, Block 2, FIRST ADDITION TO KENO HILLSIDE ACRES, according to
the official plat thereof on file in the office of the County Clerk
of Klamath County, Oregon.

SUBJECT TO easements and rights of way of record and apparent on the
land and to building and use restrictions of record.

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 PLAN-
NING 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
taxes for fiscal year 1984-85 which are now a lien, but not yet payable

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 \$ 50,000.00

① However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 9th day of August, 19 84;
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.

CBA CONSTRUCTION CO.

BY: Maria Cooney
Maria Cooney, Sec.

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,

County of _____) ss.
_____, 19 _____

Personally appeared the above named _____

_____ and acknowledged the foregoing instru-
ment to be _____ voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Klamath) ss.
August 9, 19 84

Personally appeared _____ and

Maria Cooney

_____ who, being duly sworn,
each for himself and not one for the other, did say that the former is the
she _____ president and that the latter is the
secretary of _____

CBA Construction Co.

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 be-
half 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:

Stephene Moore
Notary Public for Oregon

My commission expires: 8/27/87

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
10th day of August, 19 84
at 3:35 o'clock P.M., and recorded
in book/reel/volume No. M84 on
page 13809 or as document/fee/file/
instrument/microfilm No. 39945
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Ann Smith Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Cynthia M. CronenbergP. O. Box 1592Klamath Falls, OR 97601

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

Fee: \$4.00

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