

46703

WARRANTY DEED

STEVENESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol M85 Page 3563

KNOW ALL MEN BY THESE PRESENTS, That Fred W. Koehler, Jr.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Norman (NMI) and Maria (NMI) Commodore, Husband and Wife, 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:

East 1/2 of the Southeast 1/4 of the Southwest 1/4 Section 25 Township 35 South Range 12 East of Willamette Meridian.

Subject to easements, rights away of record, and roads apparent on the land.

(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

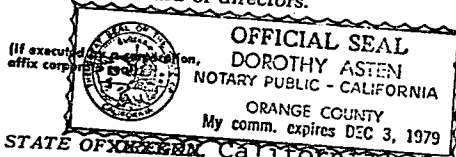
Except as noted above.

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. and that

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$7,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See OES 93030.)

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 14th day of June 1976; 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.



STATE OF CALIFORNIA, ss.
County of Orange
June 14, 1976

Personally appeared the above named
Fred W. Koehler, Jr.
and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, Dorothy Asten
Notary Public for California
My commission expires: 12-3-79

STATE OF OREGON, County of ss.
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Personally appeared _____ 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 _____

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:

(OFFICIAL SEAL)

Fred W. Koehler, Jr.
17321 Irvine Boulevard, Suite F
Tustin, California 92680
GRANTOR'S NAME AND ADDRESS

Norman Commodore
24151 Amurro Drive
Mission Viejo, California 92675
GRANTEE'S NAME AND ADDRESS

After recording return to:

Norman Commodore
24151 Amurro Drive
Mission Viejo, California 92675
NAME, ADDRESS, ZIP

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

Norman Commodore
24151 Amurro Drive
Mission Viejo, California 92675
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 11th day of March, 1985, at 1:19 o'clock P.M., and recorded in book M85 on page 3563 or as file/reel number 46703, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pam Smith Deputy

Fee: \$5.00

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