

OA

47303

WARRANTY DEED

Vol. M85 Page 4647



KNOW ALL MEN BY THESE PRESENTS, That JUDY K. ALKANA, a married woman, who acquired title as Judy K. Webb, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BLUE PELICAN INVESTMENT COMPANY, an Oregon corporation, 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:

An undivided one-half interest in and to:

The South half of the Northeast quarter, and the Northeast quarter of the Southeast quarter of Section 9; and the South half of the Northwest quarter, the Northwest quarter of the Southwest quarter, the East half of the Southwest quarter, and the Southeast quarter of Section 10, all in Township 38 South, Range 11½ East, of the Willamette Meridian,

(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:

1. Taxes for 1981-82 and subsequent years. 2. Taxes deferred while said land is used for farm land. 3. Rights of the public to use any portion of said land within the County Road. 4. Mortgage of record.

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 \$179,217.82.

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of this 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 26th day of March, 1985; 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. TO 1944 CA (7-82)

Judy K. Alkana  
Judy K. Alkana

(Individual)

STATE OF CALIFORNIA  
COUNTY OF LOS ANGELES

SS.

On March 26, 1985,

said State, personally appeared JUDY K. ALKANA,

, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same.

WITNESS my hand and official seal.

Signature

1433 E. Lemmon Avenue  
Bradbury, California 91010

GRANTOR'S NAME AND ADDRESS

BLUE PELICAN INVESTMENT COMPANY  
Box 919

Monrovia, California 91016

GRANTEE'S NAME AND ADDRESS

After recording return to:

BLUE PELICAN INVESTMENT COMPANY  
Box 919

Monrovia, California 91016

NAME, ADDRESS, ZIP

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

BLUE PELICAN INVESTMENT COMPANY  
Box 919

Monrovia, California 91016

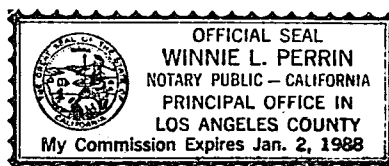
NAME, ADDRESS, ZIP



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deed.

(OFFICIAL SEAL)

s-corporation,  
orporate seal)



County of KLAMATH

SS.

I certify that the within instrument was received for record on the 29th day of March, 1985 at 3:43 o'clock P.M., and recorded in book/reel/volume No. M85 on page 4647 or as fee/file/instrument/microfilm/reception No. 47303, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Paul Smith Deputy

Fee: \$5.00

95 MAR 29 PM 3:43

STAPLE HERE