

1-1-74

47477

SPECIAL WARRANTY DEED

Vol. M85 Page 4928

KNOW ALL MEN BY THESE PRESENTS, That C.W. Reeve

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Iea Schmidt

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots One (1) and Two (2) in Block Eight (8) of Third Addition to Antelope Meadows.

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.

(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 the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$4,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 3rd day of April, 1985; if a corporate board of directors, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

C.W. Reeve

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Deschutes) ss.
April 3, 1985

Personally appeared the above named

C.W. Reeve

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 3/9/87

STATE OF OREGON, County of) ss.

Personally appeared , 19 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

, a corporation, 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

C.W. Reeve
P.O. Box 238
LaPine, Ore. 97739
GRANTOR'S NAME AND ADDRESSIea Schmidt
Star Route 1, Box 1089
LaPine, Ore. 97739
GRANTEE'S NAME AND ADDRESS

After recording return to:

Iea Schmidt
Star Route 1, Box 1089
LaPine, Ore. 97739
NAME, ADDRESS, ZIP

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

Iea Schmidt
Star Route 1, Box 1089
LaPine, Ore. 97739
NAME, ADDRESS, ZIPSPACE RESERVED
FOR
RECORDER'S USESTATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 4th day of April, 1985, at 10:54 o'clock A.M., and recorded in book/reel/volume No. M85 on page 4928 or as document/fee/file/instrument/microfilm No. 47477. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Fee: \$5.00

By Pam Smith Deputy