

MTC-1396-445

OA

49978

WARRANTY DEED

Vol. 1785 Page 9143

KNOW ALL MEN BY THESE PRESENTS, That
Tara Enterprises

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by William Shennan and Wilma E. Shennan, 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:

Lot 3, Block 1, Tract 1218, DODDS HOLLOW ESTATES, County of Klamath,
State of Oregon

MOUNTAIN TITLE COMPANY, INC. has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 items of record common to the area and commonly accepted, existing real property taxes

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 \$ 39,200.00. 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 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 7 day of June, 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.

STATE OF OREGON, }
County of Klamath } ss.
June 7, 1985

Personally appeared the above named
Robert C. Johnson

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

Before me, Andra Handaker
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 7-23-85

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 _____

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)

(If executed by a corporation, affix corporate seal)

Tara Enterprises
P. O. Box 1917
Klamath Falls, OR. 97601
GRANTOR'S NAME AND ADDRESS

William Shennan
P. O. Box 405
Christmas Valley, OR. 97641
GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee

NAME, ADDRESS, ZIP

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

Grantee

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, }
County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

87000

9144

STATE OF OREGON,

County of Klamath

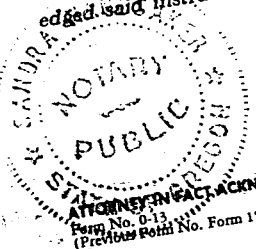
ss.

On this the 7th day of June, 19 85 personally appeared
Robert C. Johnson
who, being duly sworn (or affirmed), did say that he is the attorney in fact for
Patricia A. Johnson
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-
edged said instrument to be the act and deed of said principal.

Before me:

Sandra Handscher
Notary Public for Oregon.

My Commission expires 7-23-85



STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ..
this 17th day of June A.D. 1985 at 4:15 o'clock PM, and
duly recorded in Vol. M85 of Deeds on Page 9143

By Evelyn Biehn, County Clerk

Fee \$9.00