

50368

Aspen # M-28945

WARRANTY DEED

Vol. 1185 Page 9817

KNOW ALL MEN BY THESE PRESENTS, That ERVIN DALE HOUSE and VERNON EUGENE HOUSE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CURTIS W. MARTIN and LENA M. MARTIN, husband and wife 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 7, Block 7, PLEASANT VIEW TRACTS, in the County of Klamath, State of Oregon.

Subject to:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062.
3. Restrictions as disclosed by Warranty Deed recorded October 30, 1941 in Book: 142 at page: 185.
4. Conditions, restrictions as shown on the recorded plat of Pleasant View Tracts.

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 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 As Set forth hereinabove

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 \$25,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 24th 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.

(If executed by a corporation, affix corporate seal)

Ervin Dale House
Vernon Eugene House
By Ervin Dale House

STATE OF OREGON,
County of Klamath } ss.
June 24, 1985

STATE OF OREGON, County of _____) ss.
_____, 19____

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 _____

Personally appeared the above named Ervin Dale House and acknowledged the foregoing instrument to be his voluntary act and deed.

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.

OFFICIAL SEAL

Notary Public for Oregon

My commission expires: 3-22-89

Notary Public for Oregon

My commission expires:

OFFICIAL SEAL

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Curtis W. Martin
P.O. Box 6442
Bakersfield, CA. 93306

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

Mr. & Mrs. Curtis W. Martin
P.O. Box 6442
Bakersfield, CA. 93306

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 document/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

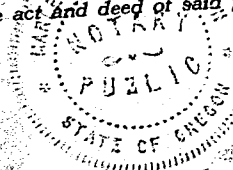
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STATE OF OREGON,

County of Klamath

ss.

On this the 24th day of June, 1985 personally appeared
ERVIN DALE HOUSE
 who, being duly sworn (or affirmed), did say that he is the attorney in fact for VERNON
EUGENE HOUSE and
 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:

Barlene L. Addington
 Notary Public for Oregon.
 My Commission expires March 22, 1989

ATTORNEY IN FACT ACKNOWLEDGMENT
 Form No. 0-13
 (Previous Form No. Form 159)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ..
 this 26th day of June A. D. 19 85 at 3:33 o'clock P M., and
 duly recorded in Vol. M35, of Deed on Page 9817

By EVELYN BIEHN, County Clerk
Pam Smith

Fee: \$9.00