

51503

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.

Vol. M85 Page 11870WARRANTY DEED

J. K. DEVELOPMENT CO., a corporation duly organized and existing under the laws of the State of Oregon, GRANTOR, conveys and warrants to KELLER CONSTRUCTION, INC., an Oregon Corporation, GRANTEE, the following described real property situate in Klamath County, Oregon, free of encumbrances except as specifically set forth below:

Lot 26, Block 1 SUNSET EAST in Klamath County, Oregon.

SUBJECT TO: Conditions and Restrictions, set back line and utility easements as shown on the plat of Sunset East.

SUBJECT TO: Conditions and Restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded September 13, 1976, in M-76 at page 14336.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

Done by order of the grantor's board of directors, with its corporate seal affixed this 22 day of July, 1985.

J. K. DEVELOPMENT CO.

By Joe L. Keller President
JOE L. KELLER

(SEAL)

By Rosie A. Keller Secretary
ROSIE A. KELLER

STATE OF OREGON)
COUNTY OF KLAMATH) ss. July 22, 1985

Personally appeared JOE L. KELLER and ROSIE A. KELLER, President and Secretary respectively, of J. K. DEVELOPMENT CO., a Corporation, and being first duly sworn, did say 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:

Darlene J. Tucker
Notary Public for the State of Oregon
My Commission expires: 10-16-88



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 29th day of July, A.D., 19 85 at 11:49 o'clock A M., and duly recorded in Vol. M85 of Deeds on Page 11870.

FEE \$5.00

Evelyn Biehn, County Clerk
By Ann Smith

After recording,
return to + take to KFFS + 540 Main St KFO