

54052

WARRANTY DEED

Vol. 1685 Page 16142

KNOW ALL MEN BY THESE PRESENTS, That V.A. LOVENESE and LINDA LOVENESE,
as tenants by the entirety,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM A. GREENE, JR. and GINGER S. GREENE, husband and wife, as joint tenants 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:

The North 75 feet of Lots 5, 6, 7 and 8, Block E, RAILROAD ADDITION to the City of Malin, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 those listed on the reverse side,

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 \$ 17,500.00

~~Now, however, the actual consideration consists of the following property or value given or promised which is hereby acknowledged as the consideration for the transfer of the above described premises.~~

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 29 day of July, 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 California)
County of Lassen) ss.
July 29, 1985

Personally appeared the above named

V.A. Loveness and Linda Loveness

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

Before me:

Lorraine Lembe

California

Notary Public for Oregon

My commission expires: 4-7-86

STATE OF OREGON, County of) ss.

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 _____

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:

(If executed by a corporation, affix corporate seal)

V.A. and Linda Loveness

Box 177

Adin, CA 96006

GRANTOR'S NAME AND ADDRESS

William A. Greene, Jr. and

Ginger S. Greene

Box 433, Alturas, CA 96101

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jerry Molatore, Attorney at Law

426 Main Street

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

William A. Greene, Jr. and

Ginger S. Greene

Box 433, Alturas, CA 96101

NAME, ADDRESS, ZIP

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.

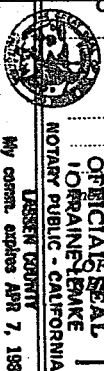
NAME

TITLE

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

05-2-11-4-130-58



STATE OF OREGON: COUNTY OF KLAMATH: ss.

16143

SUBJECT TO THE FOLLOWING:

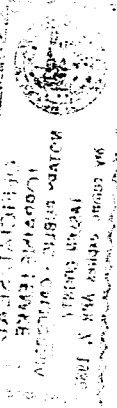
1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Sewer and water use charges, if any, due to the City of Malin.
3. Reservations and restrictions, including the terms and provisions thereof, as contained in instrument recorded August 6, 1929 in Volume 87 at page 336, recorded May 15, 1931 in Volume 95 at page 290 and recorded December 19, 1931 in Volume 96 at page 418, Deed Records of Klamath County, Oregon, from Malin Townsite Company.
4. All rights, reservations, restrictions, rights-of-way and easements of record and those apparent upon the land.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of October A.D., 19 85 at 2:58 o'clock P M., and duly recorded in Vol. M85
of Deeds on Page 16142

FEE \$9.00

Evelyn Biehn
By _____
County Clerk



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Between _____ and _____

Witness my hand and seal of office this _____ day of _____ A.D. 1985.

County Clerk

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Between _____ and _____

Witness my hand and seal of office this _____ day of _____ A.D. 1985.

County Clerk