

58642

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. M86 Page 3327

KNOW ALL MEN BY THESE PRESENTS, That FRANK A. SUCCO and BEVERLY P. SUCCO, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAY L. HOLMES and JULIA B. HOLMES, 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:

Beginning at a point which is 198.18 feet South along the quarter line from the center of Section 7, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County and running thence North 89° 49' West 450.07 feet to a point which is on the Easterly right of way line of the Dalles-California Highway; thence South 6° 02' West along said Easterly right of way line 96.2 feet to a point; thence South 89° 49' East 460.15 feet to a point on the North-South center line of Section 7; thence North along said North-South center line 95.7 feet to the point of beginning.

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 of record and apparent upon the land, if any, as of the date of this deed

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 \$27,500.00. ~~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).~~ (If 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 27 day of February, 1986; 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 WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,

County of Klamath } ss.  
2/27, 1986

Personally appeared the above named  
Frank A. Succo & Beverly P. Succo

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

NOTARY PUBLIC  
Amela Spencer  
Notary Public for Oregon  
My commission expires: 8/16/88

FRANK A. SUCCO & BEVERLY P. SUCCO

GRANTOR'S NAME AND ADDRESS

RAY L. HOLMES & JULIA B. HOLMES  
1077 Wocus Rd.  
Klamath Falls, OR 97601

After recording return to:

GRANTEE

Rt 5 Box 1077  
Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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

GRANTEE

Rt 5-Box 1077  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of February, 1986, at 1:24 o'clock P.M., and recorded in book/reel/volume No. M86 on page 3327 or as fee/file/instrument/microfilm/reception No. 58642, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By: [Signature] Deputy

Fee: \$5.00

(If executed by a corporation, affix corporate seal)

(OFFICIAL SEAL)

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