

61419

WARRANTY DEED

Vol. M86 Page 8333

KNOW ALL MEN BY THESE PRESENTS, That Milton F. Van Voorhis

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Betty L. Gratel, 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 18, Block 6 of Latakomie Shores  
according to the duly recorded plat  
thereof on file in the official records  
of said county

(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 covenants, conditions, reservations, easements, restrictions, rights, rights-of-way, and all matters appearing of record.

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 \$ 4,000.00

However, the actual consideration consists of or includes the property described herein, which is the consideration (indicate which) (The written between the parties is a valid and enforceable contract.)

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 18th day of December, 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.

Milton F. Van Voorhis  
Milton F. Van Voorhis

STATE OF OREGON, County of Saguache } ss.  
December 18, 1985

Personally appeared the above named  
Milton F. Van Voorhis

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

Before me:

(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: 11/6/88

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 \_\_\_\_\_

\_\_\_\_\_, a corporation, 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)

Milton F. Van Voorhis

Route 3

Moffat, Colorado 81143

GRANTOR'S NAME AND ADDRESS

Betty L. Gratel

13012 Gladstone

Sylmar, California 91342

GRANTEE'S NAME AND ADDRESS

After recording return to:

Betty L. Gratel

13012 Gladstone

Sylmar, California 91342

NAME, ADDRESS, ZIP

If a charge is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of May, 1986, at 10:42 o'clock A. M., and recorded in book/reel/volume No. M86 on page 8333 or as fee/tile/instrument/microfilm/reception No. 61419, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

Fee: \$10.00 By \_\_\_\_\_ Deputy