

OK

62881

SPECIAL WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

Vol. 177 Page 10952
ST. JAMES LAW PUB. CO., PORTLAND, OR. 97204

REAL ESTATE LOAN FUND OREG., LTD. who acquired title as REAL ESTATE Grantor,
conveys and specially warrants to JORGE ARMENTA and GERALDINE ARMENTA, husband and wife Grantee,
the following described real property free of encumbrances created or suffered by the Grantor except as specific-
ally set forth herein, situated in KALMATH County, Oregon to-wit:

Lot 20 in Block 1, OREGON SHORES SUBDIVISION, TRACT 1053, according to the
official plat thereof on file in the office of the County Clerk of Klamath
County, Oregon.

****SEE REVERSE****

JUN 23 PM 4 42

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
The said property is free of all encumbrances created or suffered by the Grantor except none.

The true consideration for this conveyance is \$ 2,450.00 (Here comply with the requirements of ORS 93.030)

Dated this 19th day of May, 19 86

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED 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.

REAL ESTATE LOAN FUND OREG., LTD.

MICHAEL B. BATLAN, RECEIVER

STATE OF OREGON, County of MARION) ss.

MAY 19, 1986

Personally appeared the above named MICHAEL B. BATLAN AS RECEIVER OF
REAL ESTATE LOAN FUND OREG., LTD.

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

(OFFICIAL SEAL)

Before me: John L. Ball
Notary Public for Oregon—My commission expires: JUNE 26, 1987

SPECIAL WARRANTY DEED

REAL ESTATE LOAN FUND OREG., LTD.
JORGE and GERALDINE ARMENTA
338 Lake Court
Simi Valley, Ca. 93065
GRANTEE'S ADDRESS, ZIP

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of) ss.

I certify that the within instru-
ment 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/instru-
ment/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

SECOND

18852

SUBJECT TO:

10953

1. Reservations as contained in plat dedication, to wit:
"A 25 foot building setback line along the front of all lots and a 20 foot building setback line along side street lines; 16 foot utility easements centered on lot lines or as shown on the annexed plat, said easements to provide ingress and egress for construction and maintenance of said utilities with any planting or structures placed thereon by the lot owners to be at his own risk; All streets to be maintained by the lot owners within this subdivision; Additional restrictions or conditions as provided for in any recorded protective covenants or Homeowners Association documents."
2. Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded August 13, 1973 in Volume M73, page 10698; Microfilm Records of Klamath County, Oregon.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Oregon Shores Recreation Club.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of _____ June _____ A.D., 19 86 at 4:12 o'clock P M., and duly recorded in Vol. M86
of _____ Deeds _____ on Page 10952

FEE \$14.00

Evelyn Biehn, County Clerk

By _____