

66657

WARRANTY DEED  
MTC-17089

LAWRENCE P. ZIMMER and HELEN E.

KNOW ALL MEN BY THESE PRESENTS, That

ZIMMER, husband and wife  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
MARY M. CARON  
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 25, Block 17, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.



MOUNTAIN TITLE COMPANY

"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."

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 all those of record and those apparent upon the land, if any, as of the date of this deed 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 \$ 1,700.00  
The whole consideration and the whole of the consideration shall be paid in full at the time of the execution of this deed.

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 23rd day of September, 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.

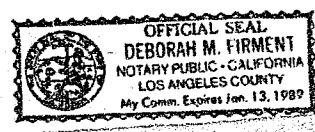
Lawrence P. Zimmer  
HELEN E. ZIMMER  
OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

STATE OF CALIFORNIA )  
COUNTY OF Los Angeles ) ss.

On September 23, 1986 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Lawrence P. Zimmer and Helen E. Zimmer

known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name subscribed to the within instrument and acknowledged that they executed the same.

Personally appeared \_\_\_\_\_, who, being duly sworn, Rinsell and not one for the other, did say that the former is the president and that the latter is the



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(OFFICIAL SEAL)

Signature Deborah M. Firmont  
Notary Public

5lic for Oregon  
sion expires:

Lawrence P. Zimmer & Helen E. Zimmer  
7734 Denver St.  
Downey, CA 90240  
GRANTOR'S NAME AND ADDRESS

Mary M. Caron  
955 Loma Linda  
Klamath Falls, OR 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
SAME AS GRANTEE

NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the 2nd day of October, 1986, at 12:27 o'clock P.M., and recorded in book M86 on page 17959 or as tile/reel number 66657

Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
By [Signature] Deputy

Fee: \$10.00