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Page 22358

ALL MEN BY THESE PRESENTS, That MICHAEL C. CARR

68941

KNOW

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES M. WALTHERS and DIAN WALTHERS, husband and wife , 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 uppurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 28, Block 1, RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereon on file in the office of the County Clerk of Klamath County, Oregon.

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~	A A S WAY		
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DEC	MOUNTAIN TITLE COMPANY	-	
"This instrument wi	ill not allow use of the property described in this instrument in violation of applicable lar	nd use laws and re	gulations

Biffore 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 exceptions 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 \$ 29,000.00 RECEIPTER XIMEX STRUCT XOODSHIERSIYOOX XOSKIISTEX WICHEX KHYYYOSX HATEK XIJOESHAWX MA XADDEC ZAREEX MA XOBAHYERX WADDER XK $\frac{1}{2}$ $\frac{1}$

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 to day of November , 19 86 ; 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.

To TERIN (if executed by a corporation, affix corporate seei) STATE OF CREEKEN CALIFORNIA County of 4010 , 19Novemb(fr **26**, 19.86 Personally appearedand 3 who, being duly sworn, Commission each lor himself and not one lor the other, did say that the former is the ally appeared the above named Cheel C. Carr president and that the latter is the secretary of <u>.</u>... and acknowledged the foregoing instru-. a cornorstinn. 5 and that the seal allized to the foregoing instrument is the corporate seal of said corporation and that zaid instrument was signed and sealed in be-hall of said corporation by authority of its board of directors; and each of Exp his voluntary act and deed. ĝ A D them acknowledged said instrument to be its voluntary act and deed. Belorgme: le deru Notary Public for Oregon TOTO My commission expires: 1 Before me: (OFFICIAL SEAL) Notary Public for Oregon My commission expires: 1-17-19 My commission expires: Michael C. Carr 1228 Gary Way STATE OF OREGON, Woodland, CA 95695 Klamath County of ... GRANTOR'S NAME AND ADDRESS I certify that the within instru-James M. Walthers & Dian Walthers ntent was received for record on the 4th day of December ,19 86 10136 Hillview Chatsworth, CA 91311 o'clock M., and recorded 2:03 at GRANTEE'S NAME AND ADDRESS SPACE RESERVED in book M86 on page 22358 or as After recording return to: FOR file/reel number 68941 MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY RECORDER'S USE Record of Deeds of said county. Witness my hand and seal of County affixed. NAME, ADORESS, ZIP Until a change is requested all tax statements shall be sent to the following address Evelyn Biehn, County Clerk SAME AS GRANTEE Recording Officer mato Deputy Fee: \$10.00 NAME, ADDRESS, ZIP

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