

KCTC-39026

69966

WARRANTY DEED

Vol. 180 Page 24279

KNOW ALL MEN BY THESE PRESENTS, That CRAIG B. REDMAN and SHERYL K. REDMAN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN J. REDMAN and RUTH G. REDMAN, 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:

Lot 10 in Block 3 of Riverview, according of the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. Reservations and restrictions, including the terms and provisions thereof, recorded October 22, 1930, in Volume 92 page 79, Deed records of Klamath County, Oregon.

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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

as set forth hereinabove

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 \$27,850.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (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 12th day of December, 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.

Craig B. Redman
Sheryl K. Redman

SEE ATTACHED EXHIBIT "A" FOR NOTARY

STATE OF OREGON,

County of _____, 19____

STATE OF OREGON, County of _____, 19____ ss.

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 _____

Personally appeared the above named _____ and acknowledged the foregoing instrument to be _____ voluntary act and deed.

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:

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. + Mrs. John J. Redman
2228 Greensprings Drive
Klamath Falls, Oregon 97601

Until a change is requested all tax statements shall be sent to the following address.
Mr. + Mrs. John J. Redman
2228 Greensprings Drive
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument 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/tile/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

By _____ NAME TITLE Deputy

710 122

GENERAL ACKNOWLEDGMENT

State of California
 County of Sacramento } ss.



On this the 12 day of December, 1986, before me,

Patricia A. Merritt

the undersigned Notary Public, personally appeared

Craig B. Roman

☒ personally known to me
☐ proved to me on the basis of satisfactory evidence
 to be the person(s) whose name(s) is subscribed to the
 within instrument, and acknowledged that he executed it.
 WITNESS my hand and official seal.

Patricia A. Merritt
 Notary's Signature

710 122

GENERAL ACKNOWLEDGMENT

State of California
 County of Sacramento } ss.



On this the 12 day of December, 1986, before me,

Patricia A. Merritt

the undersigned Notary Public, personally appeared

Sheryl K. Roman

☒ personally known to me
☐ proved to me on the basis of satisfactory evidence
 to be the person(s) whose name(s) is subscribed to the
 within instrument, and acknowledged that she executed it.
 WITNESS my hand and official seal.

Patricia A. Merritt
 Notary's Signature

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
 of December A.D., 1986 at 3:09 o'clock P M., and duly recorded in Vol. M86
 of Deeds on Page 24279

FEE \$14.00

Evelyn Biehn,

By

County Clerk

[Signature]