## TTLE COMPAN MOUNTAIN

Mtc 17884 WARRANTY DEED

Page

Koester KNOW ALL MEN BY THESE PRESENTS, That Brian Koester 73391

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Leland F. Coonce and Olivine M. Coonce, 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 appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 12 in Block 6 of TRACT 1003, THIRD ADDIITON TO MOVINA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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MOUNTAIN THUE COMPANY

## TITLE COMPANY MOUNTAIN

"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 those of record as of the date of this deed and those apparent upon the land, if any, as 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 \$ 19,000.00

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antor will warrant and torever detend the same pro-	nises and every part and parcel thereof against the lawful claims e claiming under the above described encumbrances. his transfer, stated in terms of dollars, is \$ 79,000.00 his transfer, stated in terms of dollars, is \$ 79,000.00 his transfer, stated in terms of dollars, is \$ 79,000.00
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hanges shall be implicit the grantor has executed	of apply equally to corporations and to individuals. of apply equally to corporations and to individuals. , 19.87; this instrument this 13th day of April , 19.87; signed and seal affixed by its officers, duly authorized thereto by
In witness whereas it has caused its name to be s	signed and seal affixed by no offer
a corporate granion, it nue	
rder of its board of directors.	Brian Koester Greater Koester
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If executed by a corporation,	Barbara Koester
ffix corporate seal)	Nuw
	Barbara Koester
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STATE OF OREGON,	and states
Klamath )	Personally appeared
County of April 13, 19 87	the did say that the total
•••••••	each for himself and not one for the other, did say that the former is the president and that the latter is the
Personally appeared the above named	
	secretary of the corporation.
- I Those Prove	
Barbara	and that the seal affixed to the foregoing instrument is the corporate scal- of said corporation and that said instrument was signed and sealed in be- of said corporation by authority of its board of directors; and each of and be and be also be a
and acknowledged the act and deed.	and that the seal attract to be its voluntary act and deed.
ment tobe thell, boluntary act and deed.	them acknowledged and
	them acknowledge (OFFICIAL Before me: (OFFICIAL SEAL)
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(OFFICIAE	Notary Public for Oregon
SEAL) Natary Patilio for Oregon 10-13-90	My commission expires:
My commission expires:	
	OR ORECON
	STATE OF OREGON,
	County of Klamath
	I certify that the within instru-
GRANTOR'S NAME AND ADDRESS	tor record on us
	7.15 Sclock I M. BIRL ICONCE
GRANTEE'S NAME AND ADDRESS	Torrest and the second member 13374
After recording return to:	I RECORDER - I Deade of Said County.
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-DO DAY 5270 0010	County affixed.
-ZIO MALE FAILS-OK 9/10	
NAME, ADDRESS, ZIP	Evelyn Biehn, County Clerk
Until a change is requested all tax statements shall be sent to the follow	ving oddress. Evelyn Blein, ORecording Officer
Until a change is required to CADNCE >	
UCION TO AVA.	Fee: \$10.00 By / fm milled Deputy
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