

74462

WARRANTY DEED

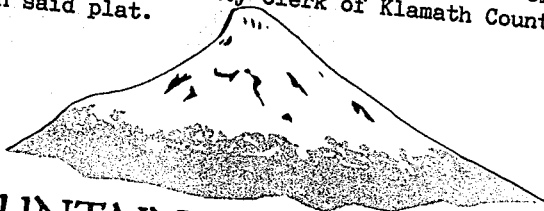
MAY 12 1987

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KNOW ALL MEN BY THESE PRESENTS, That THOMAS F. HEATON and MICHAEL T. HEATON, who acquired title as Tomlor Sound and Alarm Company, a partnership hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SARAMMA DEVASIA, 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 5, Block 1, PINE GROVE RANCHETTES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPT LOT A as shown on said plat.



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 those of record and 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 \$ 4,000.00.

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 4th day of May, 1987; 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, California }
County of Ventura } ss.
May 4, 19 87

Personally appeared the above named
Thomas F. Heaton & Michael
T. Heaton.

and acknowledged the foregoing instru-
voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires: Dec. 25, 1990

Thomas F. Heaton & Michael T. Heaton

Michael T. Heaton

Personally appeared _____, 19 ____

and
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 _____

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 be-
half 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:

(OFFICIAL
SEAL)

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
12th day of May, 19 87,
at 8:38 o'clock A. M., and recorded
in book M87 on page 8064 or as
file/reel number 74462.

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

Evelyn Biehn, County Clerk
By _____ Recording Officer
Deputy

Fee: \$10.00