

KNOW ALL MEN BY THESE PRESENTS, That **THE MOUNTAIN TITLE COMPANY**, an Oregon corporation, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **DAVID B. CLARKIN**, the grantor, does hereby grant, bargain, sell and convey unto the said grantor and grantor's heirs, successors and assigns, that certain real property, with the improvements, furnishings and accessories thereto belonging or appertaining, situated in the County of **Clatsop**, **Lot 17, Block 24, FAIRVIEW ADDITION, CLATSOP BEACH ACRES**, according to the official plat thereon filed in the office of the County Clerk of Clatsop County, Oregon.

TO HAVE AND TO HOLD the same unto the said grantor and grantor's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantor and grantor's heirs, successors and assigns, that the same is lawfully owned in her sole and separate right, free from all encumbrances except those of record and those apparent upon the land. If any, as of the date of this deed.

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ **13,000.00**.

In witnessing the deed and when the same is required, the register includes the place and all governmental charges shall be applied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this **21st** day of **May**, 1978.

If a corporate grantor, it has caused its name to be signed and sealed by its officers, duly authorized therefor by action of its board of directors.



MOUNTAIN TITLE COMPANY

This instrument will not affect any of the property described in this instrument in violation of applicable local law and regulations, including zoning or occupancy restrictions, the person acquiring her title in the property should check with the appropriate city or county planning department to verify approved use.

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WITNESSES:
J. J. SHERIDAN, President
J. J. SHERIDAN, Secretary



STATE OF OREGON, County of **Clatsop**
Be **21**, 1978
Personally appeared **J. J. SHERIDAN**
and being duly sworn, depose and say that the foregoing is the true and correct copy of the original of this instrument, and that the said instrument was signed and sealed by its officers, duly authorized therefor by action of its board of directors, and each of them acknowledged and subscribed to for its purposes and seal thereof.

DAVID B. CLARKIN
Notary Public for Oregon
My commission expires **3-2-88**

STATE OF OREGON
CLATSOP COUNTY
DAVID B. CLARKIN \$6 5.75
RECORDED
INDEXED
FILED
MAY 21 1978
CLATSOP COUNTY CLERK
OFFICE

STATE OF OREGON
County of **Clatsop**
I certify that the within instrument was recorded for record on the **21st** day of **May**, 1978, at **2:15** o'clock **P.M.** and recorded in Book **117** on page **175** or its file/serial number **24173**.
Record of Deeds of said county.
Witness my hand and seal of County official.
David B. Clarkin, County Clerk
Notary Public for Oregon
Fax: 503.200 3-2-88