

73269

75979

WARRANTY DEED

MTC-17894-P

Vol. M87

Page

5957

KNOW ALL MEN BY THESE PRESENTS, That **PEOPLES MORTGAGE COMPANY**, a Washington corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **JOHN A. LEINEN and MARSHA L. LEINEN**, 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:

That portion of the East 330 feet of Government Lot 2 that lies Northeasterly of Sprague River Highway, and the East 330 feet of the South one-half of Government Lot 1 in Section M4 19, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

****THIS DOCUMENT BEING RE-RECORDED TO CORRECT LEGAL DESCRIPTION****
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 \$ **16,500.00**

In construing this deed and where the context so requires, the singular includes the plural and all grammatical persons 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 **6** day of April, 19 **87** ;

By: **X Keith B. Jackson**
PEOPLES MORTGAGE COMPANY
 Vice Pres.

Not a corporation,
 the signature is required

County of _____ ss.
 19 _____
 Personally appeared the above named _____
 and acknowledged the foregoing instrument to be his voluntary act and deed
 Notary Public for Oregon
 My commission expires: _____

Washington
 STATE OF ~~WASHINGTON~~, County of **King** ss.
 April 7, 19 **87**
 Personally appeared **Keith B. Jackson** and
 each for himself and not one for the other, did say that the former is the
Dr. Vice President president and that the latter is the
 secretary of

PEOPLES MORTGAGE COMPANY
 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:
Evelyn C. Biehn
 Notary Public for ~~Washington~~ **Oregon** (OFFICIAL SEAL)
 My commission expires: **11-29-88**

PEOPLES MORTGAGE COMPANY

GRANTOR'S NAME AND ADDRESS

JOHN A. LEINEN & MARSHA L. LEINEN
Star Rt 2 Box 588
Chiloquin OR 97624

After recording return for **MTC**

GRANTEE

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

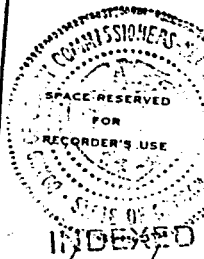
GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of **Klamath** ss.

I certify that the within instru-
 ment was received for record on the
9th day of **April**, 19 **87**,
 at **3:16** o'clock P.M., and recorded
 in book **M87** on page **5957** or as
 file/reel number **73269**
 Record of Deeds of said county.
 Witness my hand and seal of
 County affixed.



Evelyn Biehn, County Clerk
 Fee: \$10.00 By **Ann Smith** Deputy
 Recording Officer

10776

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co
of June A.D., 19 87 at 3:02 o'clock P M., and duly recorded in Vol. 22nd day
of Deeds on Page 10775 M87

FEE \$9.00

Evelyn Biehn

By

County Clerk

Bernetha A. Letch