

80693

WARRANTY DEED

Vol. M87 Page 19021

KNOW ALL MEN BY THESE PRESENTS, That AMERICAN SAVINGS & LOAN ASSOCIATION dba WILLAMETTE SAVINGS & LOAN ASSOCIATION, F.A. hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PHILIP E. TOUT & MARGIE R. TOUT, husband & 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:

The North one half of Lot 20 and all of Lot 21 in Block 30 of SECOND ADDITION to the City of Klamath Falls, Oregon according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.



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 covenants, conditions & restrictions, those of record and apparent to 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 \$ 10,000.00

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 19th day of October, 1987; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by

American Savings & Loan Association
dba- Willamette Savings & Loan Assn. F

(If executed by a corporation,
affix corporate seal)

by: Susan D. Pierce

STATE OF OREGON,)
County of) ss.
19.

STATE OF OREGON, County of Lane) ss.
October 19, 1987

Personally appeared Susan D. Pierce and

Personally appeared the above named

who, being duly sworn,
each for himself and not one for the other, did say that the former is the
REO Dept. Manager
secretary of American Savings & Loan Assn. dba Willamette Savings & Loan Assn.

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: 11/12/90

(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

American Savings & Loan Association
dba Willamette Savings & Loan Assn.
P.O. Box 1175, Eugene, OR 97440

GRANTOR'S NAME AND ADDRESS

Philip E. Tout & Margie R. Tout
P.O. Box 1289 Florence, OR

GRANTEE'S NAME AND ADDRESS

After recording return to:

Tout's
above address

NAME, ADDRESS, ZIP

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

Tout's
above address

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath)

I certify that the within instrument was received for record on the 21st day of October, 1987, at 2:33 o'clock P.M., and recorded in book M87 on page 19021 or as file/reel number 80693

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

Evelyn Biehn, County Clerk
By Pam Smith Recording Officer
Deputy

Fee: \$10.00

MOUNTAIN TITLE COMPANY