

OK

83679

SPECIAL WARRANTY DEED

Vol. M88 Page 1008

KNOW ALL MEN BY THESE PRESENTS, That Beverly K. Rivers

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Woodrow C. McGlothorn, aka W.C. McGlothorn, and Edythe V. McGlothorn, as husband and wife hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots 11, 12, 13, 14, and 15, Block 38, CRESCENT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM those portions conveyed to the State of Oregon, by and through its State Highway Commission by deeds recorded March 5, 1943 in Deed Volume 153, page 367, and recorded March 25, 1952 in Deed Volume 253, page 583, all records of Klamath County, Oregon.

TOGETHER WITH a 1960 Anderson Mobile Home, License No. X 88260 0, VIN No. S449.

The intent of this deed is to extinguish the lien of a contract between the above parties dated Sept. 21, 1987 recorded by memorandum, Sept. 24, 1987 in Vol. M87, Page 17397 in the office of the County Clerk of Klamath County, Oregon.

The above description is for the following Tax Numbers:

R2409-030CA-06300, R2409-030CA-06400 and R2409-030CA-06500.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$..... None. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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 day of January, 1988; 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.

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.

Beverly K. Rivers

Beverly K. Rivers

STATE OF OREGON,

County of Deschutes } ss.
Jan 7, 1987

Personally appeared the above named

Beverly K. Rivers

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires 9-27-91

STATE OF OREGON, County of) ss.

Personally appeared

and

who, being duly sworn, 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

....., a corporation, 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:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Beverly K. Rivers

GRANTOR'S NAME AND ADDRESS

Woodrow C. and Edythe V. McGlothorn

HC 61 Box 1220

La Pine, OR 97739

GRANTEE'S NAME AND ADDRESS

After recording return to:

Woodrow C. and Edythe V. McGlothorn

HC 61 Box 1220

La Pine, OR 97739

NAME, ADDRESS, ZIP

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

Woodrow C. and Edythe V. McGlothorn

HC 61 Box 1220

La Pine, OR 97739

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 20th day of January, 1988, at 12:56 o'clock P.M., and recorded in book/reel/volume No. M88 on page 1008 or as fee/file/instrument/microfilm/reception No. 83679, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Deputy

Fee: \$10.00