

OK 84077

SPECIAL WARRANTY DEED

Vol. 1488 Page 1657

KNOW ALL MEN BY THESE PRESENTS, That

U. S. BANCORP

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
KIRK C. RODGERS AND DONNA D. RODGERS, 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:

Lot 35 of SKYLINE VIEW, according to the official plat thereof on file in the  
office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3910-6CB-3100

(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 war-  
rant 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 \$73,800.00  
However, the actual consideration paid for this transfer, stated in terms of dollars, is \$73,800.00  
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 war-  
rant 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.

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 3rd day of February, 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 DE-  
SCRIBED 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.

STATE OF OREGON,

County of \_\_\_\_\_

19

Personally appeared the above named \_\_\_\_\_

\_\_\_\_\_ and acknowledged the foregoing instru-  
ment to be \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires \_\_\_\_\_

U. S. BANCORP

By: \_\_\_\_\_

STATE OF OREGON, County of Multnomah ) ss.  
February 3, 1988

Personally appeared D. T. Watkins \_\_\_\_\_ and

\_\_\_\_\_ who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
Manager \_\_\_\_\_ president and that the latter is the  
secretary of \_\_\_\_\_

U. S. Bancorp \_\_\_\_\_ 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 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:

Kathy D. Childers \_\_\_\_\_  
Notary Public for Oregon

My commission expires: 10-14-88

(If executed by a corporation,  
affix corporate seal)

U. S. Bancorp  
P. O. Box 4412, RELS, T-8  
Portland, Oregon 97208  
GRANTOR'S NAME AND ADDRESS

Kirk C. Rodgers & Donna D. Rodgers  
7640 Cannon Ave  
Klamath Falls, Ore. 97603  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Kirk C. & Donna D. Rodgers  
Same as above

NAME, ADDRESS, ZIP

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

Kirk C. & Donna D. Rodgers  
Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
4th day of February, 1988,  
at 3:26 o'clock P. M., and recorded  
in book/reel/volume No. M88 on  
page 1657 or as fee/file/instru-  
ment/microfilm/reception No. 84077,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By: Pam Smith Deputy

Fee: \$10.00

SPACE RESERVED  
FOR  
RECORDER'S USE