

85670

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Michael Johnson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John Goff 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:

Lot 14 Block 8 of Sprague River Valley Acres, as per Plat recorded in the Office of the County Recorder of said County. 2.48 ac m/1
APN: 3612-3540-0030

(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 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

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 \$5,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ©, 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 25th day of March, 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.

(If executed by a corporation, affix corporate seal)

Michael Johnson

Michael Johnson

STATE OF ~~OREGON~~ California, }
County of Los Angeles } ss.
March 25, 1988, 19

Personally appeared the above named Michael Johnson

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

Before me Kourt L. Johnson
Notary Public for ~~OREGON~~ California
My commission expires: 9/21/90

(OFFICIAL SEAL)

STATE OF OREGON, County of } ss.
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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

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
KAREN L. JOHNSON
Notary Public-California
LOS ANGELES COUNTY
My Comm. Exp. Sep. 21, 1990

(OFFICIAL SEAL)

Michael Johnson

P.O. Box 3076

Culver City, CA 90230

GRANTOR'S NAME AND ADDRESS

John Goff

1662 Sawtelle Blvd.

W. Los Angeles, CA 90025

GRANTEE'S NAME AND ADDRESS

After recording return to:

John Goff

1662 Sawtelle Blvd.

W. Los Angeles, CA 90025

NAME, ADDRESS, ZIP

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

John Goff

1662 Sawtelle Blvd.

W. Los Angeles, CA 90025

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 28th day of March, 1988, at 12:40 o'clock P.M., and recorded in book M88 on page 4295 or as file/reel number 85670,

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