

85853

MTC-19465P

WARRANTY DEED

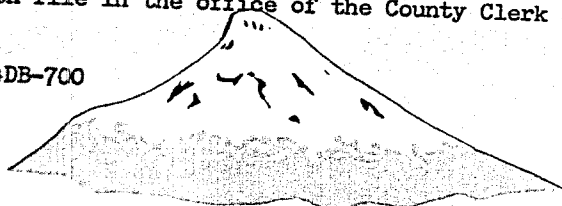
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KNOW ALL MEN BY THESE PRESENTS, That KENNETH E. STICE & EVELYN M. STICE, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRANK P. FLOREK & CAROLE L. FLOREK, 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:

Lot 37 in Block 3 of TRACT NO. 1064, FIRST ADDITION TO GATEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TR Account No. 3909-14DB-700



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 \$57,500.00.

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 1st day of April, 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.

Kenneth E. Stice
Kenneth E. Stice

Evelyn M. Stice
Evelyn M. Stice

STATE OF OREGON, County of Klamath) ss.
4/1, 1988

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:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

STATE OF OREGON, County of Klamath) ss.
4/1, 1988

Personally appeared the above named Kenneth E. Stice & Evelyn M. Stice.

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

Evelyn M. Stice
Notary Public for Oregon
My commission expires: 8-16-88

KENNETH E. STICE & EVELYN M. STICE
40326 W Williams
Ottumwa Iowa 52501
GRANTOR'S NAME AND ADDRESS

FRANK P. FLOREK & CAROLE L. FLOREK
5343 Gatewood
Klamath Falls OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

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 1st day of April, 1988, at 4:20 o'clock P.M., and recorded in book M88 on page 4782 or as file/reel number 85853, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *Pam Smith* Deputy

Fee: \$10.00