

1-13572

FORM No. 633—WARRANTY DEED (Individual or Corporate).

1-1-74

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

86365

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That HUGH MACGREGOR, a married man who acquired title as a single man, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RANDALL L. WILLIAMS and CASSANDRA L. WILLIAMS, husband and wife as tenants by the entirety, 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:

OREGON SHORES

Lot 13, Block 48, Tract 1184, OREGON SHORES UNIT #2, FIRST ADDITION, in the County of Klamath, State of Oregon.

Tax account #3507 018AC 00100

"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAW 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."

(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 except a new 1st Deed of Trust, in the amount of \$11,500.00

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 \$15,500.00. 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 1st 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)

Hugh Macgregor

CALIFORNIA

STATE OF OREGON

County of SACRAMENTO, 1988

Personally appeared the above named

Hugh Macgregor

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires:

MACGREGOR

GRANTOR'S NAME AND ADDRESS

WILLIAMS

GRANTEE'S NAME AND ADDRESS

Mr. & Mrs. Randall L. Williams
2005 Fern Hollow
Diamond Bar, Ca. 91765

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON, County of Klamath, 1988 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 18th day of April, 1988, at 10:22 o'clock A.M., and recorded in book/reel/volume No. M88 on page 5976 or as document/fee/file/instrument/microfilm No. 86365, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
By Bernetha J. Kelsch Deputy
Fee \$10.00

SPACE RESERVED
FOR
RECORDER'S USE