

86602

MTC,

WARRANTY DEED

Vol. 1188

6395

JEFFREY S. DANIELS AND PAULA A. DANIELS, husband and wife

Lot 4 in Block 15 of TRACT NO. 1108, SEVENTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCOUNT NO. -3909-12BD-5300 KEY NO - 562563

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 TO THE LAND AS OF THE DATE OF THIS INSTRUMENT.

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 \$ 64,100.00

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 64,100.00

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part of the sentence between the symbols ©, if not applicable, should be deleted. See ORS 91.030.)

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 21st 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.

Sandra K. Vincent

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
April 21 19 88

Personally appeared the above named
Sandra V. Vincent

and acknowledged the foregoing instru-
ment to be, **her** voluntary act and deed.

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 10-13-90

STATE OF OREGON, County of) ss.
19

Personally appeared and
..... who, being duly sworn,
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:

Sandra K. Vincent

GRANTOR'S NAME AND ADDRESS

Jeffrey S. Daniels
Paula A. Daniels

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

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

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

STATE OF OREGON, }
County of Klamath } ss.

I certify that the within instrument was received for record on the 22nd day of April, 1988, at 9:14 o'clock A.M., and recorded in book M88 on page 6395 or as file/reel number 86602, Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
By *Berntha S. Letoch* Recording Officer Deputy

Fee \$10.00