

86963

SPECIAL WARRANTY DEED

Vol. 1788 Page 7010

KNOW ALL MEN BY THESE PRESENTS, That JOHN M. SCHOONOVER, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto WILLIAM O. ODNEAL and BETTY L. ODNEAL, 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 #38: S½ N½ S½ W½ E½ SE¼ of Section 9, Township 25 South, Range 8 East of the Willamette Meridian. 5 acres m or l.

Subject to a thirty foot (30 ft.) wide easement adjacent and parrallel with West boundary for mutual roadway and all other roadway purposes, and power utility use. Subject to restrictions and reservations of record.

(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 warrant 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 \$ 4,950.00

~~the whole consideration (indicate which part of the consideration is the whole consideration)~~

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 25 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.

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.

STATE OF OREGON,

County of Klamath

April 25, 1988

Personally appeared the above named

John M. Schoonover

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 4-6-89

STATE OF OREGON, County of _____ ss.

_____ 1988

Personally appeared _____ and

each for himself and not one for the other, did say that the former is the _____ who, being duly sworn, 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: _____

(If executed by a corporation, affix corporate seal)

John M. Schoonover

7740 Cannon St.

Klamath Falls, Or. 97603

GRANTOR'S NAME AND ADDRESS

William O. & Betty L. Odneal

1252 N. 31 st St.

Springfield, OR. 97477

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee
as above

NAME, ADDRESS, ZIP

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

as above

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 3rd day of May, 1988, at 2:20 o'clock P. M. and recorded in book/reel/volume No. M88 on page 7010 or as fee/file/instrument/microfilm/reception No. 86963, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Bernetha A. Helth Deputy

Fee \$10.00