

MOUNTAIN TITLE COMPANY

WARRANTY DEED MTC 19688-D/ol. 1988 Page 7228

87089

KNOW ALL MEN BY THESE PRESENTS, That SCHLUMBOHM, as tenants by the entirety

GEORGE SCHLUMBOHM & RUTH

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LOWELL B. KENNEDY AND MARY DIANA KENNEDY, 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 19, Block 13, TRACT 1003, known as THIRD ADDITION TO MOYINA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM, the Southeasterly one foot thereof.

Tax Account No: 3809 036CA 01100

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, covenants, conditions, restrictions, easements, those of record and apparent to the land 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 \$ 52,500.00

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 6 day of May, 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.

George Schlumbohm

George Schlumbohm

Ruth Schlumbohm

Ruth Schlumbohm

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath, May 6, 1988

STATE OF OREGON, County of Klamath, 1988. Personally appeared and

Personally appeared the above named George Schlumbohm and Ruth Schlumbohm

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

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.

By Notary Public for Oregon My commission expires: 6-16-88

Before me: Notary Public for Oregon My commission expires:

Schlumbohm 1109 Tamera Dr Klamath Falls, Or 97601

Kennedy 1023 Tamera Dr Klamath Falls, OR 97601

After recording return to: Kennedy above address

Until a change is requested all tax statements shall be sent to the following address: Kennedy above address

STATE OF OREGON, County of Klamath, ss.

I certify that the within instrument was received for record on the 6th day of May, 1988 at 3:15 o'clock PM., and recorded in book 188 on page 7228 or as file/reel number 87089, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn Recording Officer By Berntha Shetsch Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee 10.00