

87187

MTC-19660K

WARRANTY DEED

Vol. M88 Page 7373

KNOW ALL MEN BY THESE PRESENTS, That  
 BONANZA COMMUNITY CHURCH, a non-profit corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
 DANIEL J. ELLISON and PATRICIA LYNN ELLISON, 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 ap-  
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 13, Block 37, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT #2, according  
 to the official plat thereof on file in the office of the County Clerk of Klamath  
 County, Oregon.

Klamath County Tax Account #3811-09B0-2800

## 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 all  
 those of record and those 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 \$ 3,500.00

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,500.00

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 10th 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.

(If executed by a corporation,  
 affix corporate seal)

BONANZA COMMUNITY CHURCH, a non-profit corporation  
 by: Laverne L. Hankins, President

STATE OF OREGON, ) ss.  
 County of \_\_\_\_\_, 19\_\_\_\_

STATE OF OREGON, County of Klamath ) ss.  
 May 10, 1988  
 Personally appeared Laverne L. Hankins

Personally appeared the above named \_\_\_\_\_

\_\_\_\_\_ and acknowledged the foregoing instru-  
 ment to be \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL  
 SEAL)

Notary Public for Oregon

My commission expires: \_\_\_\_\_

\_\_\_\_\_ who, being duly sworn,  
 did say that \_\_\_\_\_ is the  
 President and that this deed is his  
 own act and deed.

BONANZA COMMUNITY CHURCH

\_\_\_\_\_ 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 be-  
 half 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:

Kristi L. Redd

Notary Public for Oregon

My commission expires: 11/16/91

BONANZA COMMUNITY CHURCH

P.O. Box 1

Bonanza, OR 97623

GRANTOR'S NAME AND ADDRESS

DANIEL J. ELLISON and PATRICIA LYNN ELLISON

1103 N. Hart Street

Orange, CA 92667

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instru-  
 ment was received for record on the  
 10th day of May, 1988,  
 at 3:52 o'clock p.m., and recorded  
 in book M88 on page 7373 or as  
 file/reel number 87187.

Record of Deeds of said county.

Witness my hand and seal of  
 County affixed.

Evelyn Biehn, County Clerk

Recording Officer  
 By Bernetha A. Smith Deputy

Fee \$10.00