

50210

After recording return to:

Western United Life Assurance Company.

PO Box 2162

Spokane WA 99210-2162

F#38883/ca NAME, ADDRESS, ZIP

Until a change is requested, mail all tax statements to:

Lou Ann Case

1304 Worden

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP
MTC-10978

STATE OF OREGON,

County of Klamath ss.

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Filed for record at request of:

Mountain Title Co.

on this 10th day of Aug. A.D. 19 88

at 2:46 o'clock P.M. and duly recorded

in Vol. M88 of Deeds Page 12876

Evelyn Biehn County Clerk

By Debra J. McCallister

Fee, \$8.00

Deputy.

CORPORATE WARRANTY DEED—STATUTORY FORM

"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 uses."

WESTERN UNITED LIFE ASSURANCE COMPANY

duly organized and existing under the laws of the State of Oregon, Grantor, conveys and warrants to a corporation

LOU ANN CASE, a single person

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Van Clack / Oregon / 16-17-11 Klamath County, Oregon, to-wit:

Beginning at the Southwest corner of Lot 17 in Block 21 INDUSTRIAL ADDITION to the City of Klamath Falls; thence Southeasterly along Martin Street 37½ feet; thence Northeasterly and parallel with Oak Avenue, 50 feet; thence Northwesterly parallel with Martin Street, 37½ feet; thence Southwesterly parallel to Oak Avenue, 50 feet to the place of beginning, being a part of Lots 17 & 16 of said Block and Addition;

Situate in the County of Klamath, State of Oregon.

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.

IF INSUFFICIENT SPACE, CONTINUE DESCRIPTION ON ADDITIONAL PAGE

The said property is free from all encumbrances except 1988/89 RE Taxes; easements, restrictions, covenants and conditions of view and of record.

The true consideration for this conveyance is \$ 5,500.00

Done by order of the grantor's board of directors on July 1, 19 88

(CORPORATE SEAL)

WESTERN UNITED LIFE ASSURANCE COMPANY

By John Dillingham PresidentBy Reuel Swanson Secretary

WASHINGTON

STATE OF OREGON/County of SPOKANE SS.

Personally appeared John Dillingham

August 4, 19 88

and Reuel Swanson

who, each being first duly sworn, did say that the former is the (vice) president and that the latter is the (assistant) secretary of the 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: Nancy L. McCallister
Notary Public for Oregon My commission expires: 2/1/92

Washington

CASCADE TITLE CO.



1075 Oak Street, Eugene