WARRANTY DEED MTC 20169-K _M88_ Page 13253

KNOW ALL MEN BY THESE PRESENTS, That DONALD L. BULLARD & GLADYS E. BULLARD, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM K. KALITA 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:

The West 1/2 of Government Lot 4, Section 13, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No. 3510 01300 00900

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 $ 1,000.00 ~~thereby~~ ~~part of the~~ XXXXXXXXXX

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 11th day of August, 19 88; 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]

Donald L Bullard
Donald L. Bullard

Gladys E Bullard
Gladys E. Bullard

STATE OF ~~OREGON~~ California
County of San Diego) ss.
August 11th, 19 88

Personally appeared the above named
Donald L. Bullard and Gladys E. Bullard, proved to me on the basis of satisfactory evidence, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: _Suzette Cobian_

(OFFICIAL SEAL)

Notary Public for ~~OREGON~~ California
My commission expires: May 30, 1992

STATE OF OREGON, County of _____) ss.
_____, 19 ____

Personally appeared _____ and _____ who, being duly sworn, 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 _____, 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)

OFFICIAL SEAL
SUZETTE COBIAN
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY
My Commission Exp May 30, 1992

Bullard
2292 Bryant Ave
Carlsbad, CA 92008
GRANTOR'S NAME AND ADDRESS

Kalita
P.O. Box 431
Chiloquin, OR 97624
GRANTEE'S NAME AND ADDRESS

After recording return to:
Kalita
above address

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
) ss.
County of Klamath
I certify that the within instrument was received for record on the 16th day of Aug., 19 88, at 11:24 o'clock AM., and recorded in book M88 on page 13253 or as file/reel number 90416, Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn   County Clerk
Recording Officer
By _Pauline Mullendore_ Deputy

Fee $8.00