

OK

90920

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That HENRY T. HOLMAN & PATRICIA R. HOLMAN, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by KATHLEEN P. BEKINS, 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 15, Block 3, MOUNTAIN LAKES HOMESITES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 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 those of record and 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 \$3,000.00.

~~Whereas, this deed is a conveyance of real property, and the grantor hereby covenants to and with the grantee and grantee's heirs, successors and assigns, that the grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances EXCEPT those of record and apparent upon the land, if any, as of the date of this deed,~~

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 17th day of August, 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.

Henry T. Holman

Henry T. Holman

Patricia R. Holman

Patricia R. Holman

STATE OF OREGON, } ss.  
County of Klamath }  
August 17, 1988

STATE OF OREGON, County of Klamath, ) ss.  
August 17, 1988

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)

Notary Public for Oregon

My commission expires: 7/13/89

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

Henry T. Holman &amp; Patricia R. Holman

GRANTOR'S NAME AND ADDRESS

Kathleen P. Bekins

215 Scofield

Moraga, Ca. 94556

GRANTEE'S NAME AND ADDRESS

After recording return to:

Kathleen P. Bekins

as above

NAME, ADDRESS, ZIP

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

Kathleen P. Bekins

as above

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 31st day of August, 1988, at 12:33 o'clock P.M., and recorded in book/reel/volume No. M88 on page 14152 or as fee/file/instrument/microfilm/reception No. 90920., Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk  
NAME TITLE

Fee \$8.00

By Adeline Muelandore Deputy

1988 AUG 31 PM 12:33