

30184

93081

MTC #20380-K



TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. m88 Page 18014

FRANK SUCCO and BEVERLY SUCCO, husband & wife, as to an undivided $\frac{1}{2}$ interest, and CATHERINE M. BARTLETT, as to an undivided $\frac{1}{2}$ interest convey(s) to MONTI'S CONSTRUCTION, INC., an Oregon Corporation, hereinafter called grantor,

County of Klamath, State of Oregon, described as: all that real property situated in the

Lots 7, 8, 9, 10 and 11, Block 63, LAKEVIEW ADDITION TO THE CITY OF KALMATH FALLS, in the County of Klamath, State of Oregon.

98 OCT 25 PM 12 32

"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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

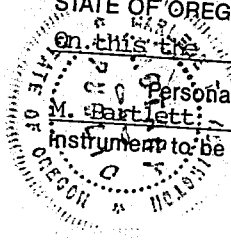
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 45,673.64. However, the actual consideration consists of or includes other property or value given or promised which is the whole (indicate which) (Delete between symbols; if not applicable. See ORS 93.030) part of the consideration. In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 15th day of August, 19 86.
Frank A. Succo
Beverly P. Succo by Frank A. Succo
as atty in fact.
Catherine M. Bartlett

STATE OF OREGON, County of Klamath ss.
On this 15th day of August, 19 86.



M. Bartlett personally appeared the above named Frank Succo and Beverly Succo and Catherine M. Bartlett instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me: Warlene D. Addison
Notary Public for Oregon
My Commission Expires: 3-22-89

Frank & Beverly Succo & Catherine M. Bartlett
2112 Dawn Drive
Klamath Falls, OR 97603
GRANTOR'S NAME AND ADDRESS

Monti's Construction, Inc.
1504 Oregon Avenue
Klamath Falls, OR 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
Monti's Construction, Inc.
1504 Oregon Avenue
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Monti's Construction, Inc.
1504 Oregon Avenue
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____, Record of Deeds of said county. Witness my hand and seal of County affixed.

SPACE RESERVED
FOR
RECORDER'S USE

NAME _____ TITLE _____
By _____ Deputy

EXHIBIT "A"

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, restrictions as shown on the recorded plat of Lakeview Addition to the City of Klamath Falls.
3. Contract in favor of Clyde M. Hume and Thelma Hume, husband and wife, recorded November 3, 1975 in Book M-75 at page 13780.
4. Certificate of Condemnation, recorded October 17, 1984 in Book M-84 at page 17900.
5. Notice of Condemnation Proceedings recorded November 6, 1984 in Book M-84 at page 18891

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath

} ss.

On this the 15th day of August, 19 86 personally appearedFrank A. Succowho, being duly sworn (or affirmed), did say that he is the attorney in fact forBeverly P. Succo

and

that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.

(Official Seal)

Before me:

Harlene L. Addington

Notary Public for Oregon

My Commission Expires: 3-22-89

(Title of Officer)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 25th day
 of Oct. A.D., 19 88 at 12:32 o'clock P.M., and duly recorded in Vol. M88,
 of Deeds on Page 18014.

Evelyn Biehn, County Clerk

By Pauline Mullins

FEE \$13.00