

94468

WARRANTY DEED

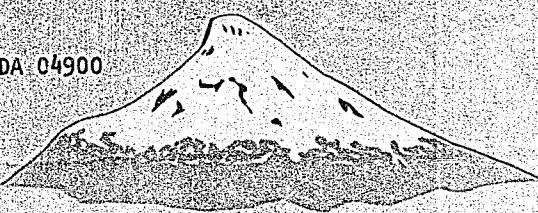
Vol. m88 Page 20416

MTC-Z0663D
KNOW ALL MEN BY THESE PRESENTS That MICKEY M. FRANKLIN, a single man

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Herbert R. Lindsay and Donna L. Lindsay, as tenants by the entirety, 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 52 in Block 24 of OREGON SHORES SUBDIVISION UNIT 2, TRACT NO. 1113 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3507 018DA 04900



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.

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 \$ 13,000.00

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 18 day of November , 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.

Mickey M. Franklin
Mickey M. Franklin

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, ARIZONA }

County of YAVAPAI }
11-1888 , 1988

Personally appeared the above named
Mickey M. Franklin

B.E.T. and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary Public for Oregon
My commission expires:

My Commission Expires March 31, 1991

Franklin
85 Montanna Trail
Sedona, AZ 86336
GRANTOR'S NAME AND ADDRESS

Lindsay
22957 Wyandotte St
Caroga Park CA 91307
GRANTEE'S NAME AND ADDRESS

After recording return to:
Lindsay
above address

NAME ADDRESS ZIP

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

NAME ADDRESS ZIP

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$8.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 1st day of Dec. 1988 at 12:45 o'clock P.M., and recorded in book M88 on page 20416 or as file/reel number 94468 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By *Darlene Mullins* Deputy