

SHERIFF'S DEED

WHEREAS, the Circuit Court for the State of Oregon for Klamath County, did on the 25th day of February, 1988, make and enter a decree of foreclosure in favor of the State of Oregon, represented and acting by the Director of Veterans' Affairs, against Arza Leo Hobbs, Betty Warnicki, and Yvonne Annette Hobbs, foreclosing them of all their right, title, estate, lien or interest in or to the premises hereinafter described or any portion thereof, on which decree a writ of execution in foreclosure was issued, dated the 25th day of March, 1988, directed to the Sheriff of said county to execute; and by virtue of said execution in foreclosure the lands hereinafter described were struck off and sold to the State of Oregon, represented and acting by the Director of Veterans' Affairs, it being the highest and best bidder therefore, on the 6th day of May, 1988, and the time and place thereof having been duly advertised according to law. Said sale having been confirmed on the 13th day of June, 1988.

WHEREAS, the said Sheriff thereupon made and issued the usual certificate of the said sale in due form of law and delivered it to said purchaser.

WHEREAS, more than six months have elapsed since the date of said sale and no redemption has been made of the premises so sold as aforesaid, by or on behalf of the above-named defendants, or by or on behalf of any other person. And no notice of intention to redeem has been given by any lien holder, creditor or other person entitled to redeem, as provided by law.

NOW, THEREFORE, KNOW ALL BY THIS DEED, that I, Tom Duryee, Sheriff of Klamath County, Oregon, in consideration of the premises, have granted, bargained and sold; and do hereby grant, bargain, sell, and convey to the State of Oregon, represented and acting by the Director of Veterans' Affairs, its successors and assigns, the following-described tract or tracts of land, to wit:

A parcel of land situate in section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the South boundary of Tract No. 1046, Round Lake Estates, from which point the brass cap monument marking the East one-quarter section corner of Sec. 7, Twp., 39 S., R., 8 E.W.M., BEARS S.89°55'26"E. 1385.00 feet and N.0°07'28"W. 661.00 feet distant; thence N.89°55'26"W. along the South boundary of said Tract No. 1046 and the extension thereof 2621.32 feet to a point on the West line of the NE¼SW¼ of said Section 7; thence S.0°06'35"E. 668.06 feet to the southwest corner of said NE¼SW¼; thence N.89°53'55"E. 1334.92 feet to the Southeast corner of said NE¼SW¼; thence S.89°51'05"E. 1285.11 feet along the South line of the NW¼SE¼ of said Section 7 to a point; thence North 665.52 feet to the point of beginning; containing 40.03 acres, more or less.

TOGETHER WITH THE FOLLOWING DESCRIBED MOBILE HOME WHICH IS FIRMLY AFFIXED TO THE PROPERTY: Year/1978, Make/Barrington, Serial Number/WAFL2AB741311394, Size/24x60.

Tax Account No. 0706882 R and 0696811 R

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TO HAVE AND TO HOLD the above-described premises, with all the appurtenances thereunto belonging, to the State of Oregon, represented and acting by the Director of Veterans' Affairs, its successors and assigns, forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$101,650.58.

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 the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

WITNESS my hand and seal this 2nd day of December, 19 88.

By David L. Smith
Deputy

Sheriff of Klamath County, Oregon

STATE OF OREGON
County of Klamath } ss

Before me, a Notary Public, personally appeared the within-named DAVID L. SMITH, Deputy Sheriff of Klamath County, Oregon, and as such Sheriff, acknowledged the foregoing deed to be his voluntary act.

WITNESS my hand and seal the day and year last above written.

Helen Coleman
Notary Public for Oregon
My Commission Expires: 11-11-89

After recording, return to:

Department of Veterans' Affairs
Attention Foreclosures Section
700 Summer Street, NE
Salem, OR 97310-1201

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

Department of Veterans' Affairs
Tax Division
700 Summer Street, NE
Salem, OR 97310-1201

File No. F60234

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 6th day of Dec. A.D., 19 88
at 4:23 o'clock P.M. and duly recorded
in Vol. M88 of Deeds Page 20733
County Clerk

By Pauline Mullins
Deputy.

Fee, none

