

95411

WARRANTY DEED

Vol. 288 Page 22148

KNOW ALL MEN BY THESE PRESENTS, That Towle Products, Inc., a California corporation hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARJORIE LITZ, 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 1C Block 15, Klamath Falls Forest Estates, Sycon Unit as recorded in Klamath County, Oregon, and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property.

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property (including any Declaration of Restriotions recorded with this subdivision recorded in the Office of the Klamath County Oregon Recorder, all of which are incorporated herein by reference to said Declaration with the same effect as though fully set forth herein).

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

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 \$4,773.00.

~~the actual consideration consists of or includes other property or value given or promised which is~~

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 20th day of December, 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.

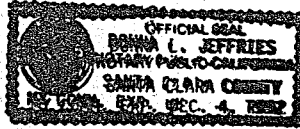
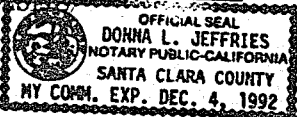
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

HOWARD PHILIP MARKS, President

KATHLEEN EMERY MARKS, Secretary

On December 20, 1988 before me, the undersigned, a Notary Public in and for said State, Personally appeared Howard Philip Marks known to me (or proved to me on the basis of satisfactory evidence) to be the President, and Kathleen Emery Marks known to me (or proved to me on the basis of satisfactory evidence) to be the Secretary of the Corporation that executed the within Instrument, known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within Instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the within Instrument pursuant to it by-laws or a resolution of its board of directors.

Notary Public



Towle Products, Inc.

P. O. Box 994

Pebble Beach, CA 93953

GRANTOR'S NAME AND ADDRESS

Marjorie Litz

26268 Coleman Avenue

Hayward, CA 94544

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS ABOVE

NAME, ADDRESS, ZIP

Send a change in requested all tax statements shall be sent to the following address.

SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 29th day of Dec., 1988, at 2:04 o'clock P.M., and recorded in book/reel/volume No. 288 on page 22148 or as fee/tile/instrument/microfilm/reception No 95411, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Randall Mullins Deputy

Fee \$8.00

28 DEC 29 PM 2 04