

98170

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DENNIS N. MILLIGAN, SUCCESSOR TRUSTEE OF THE GEORGE A. WHITE AND LILLIE WHITE TRUST hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DENNIS N. MILLIGAN, ALICE JOANNE SCHULTZ, PAMELA LYNN CARTER AND VICTOR S. MILLIGAN, not as, hereinafter called tenants in common but with the right of survivorship the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and assigns, the 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 7, Block 36, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3809-30AA-2500

"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 and 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,

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 \$ to clear title. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). '(The sentence between the symbols', if not applicable, should be deleted. See ORS 93.030.)

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 9th day of March, 19 89; 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.



OFFICIAL SEAL
KIM E. CHAMPLIN
NOTARY PUBLIC - CALIFORNIA
SACRAMENTO COUNTY
My Comm. Expires Oct. 2, 1992

STATE OF OREGON, California)
County of Sacramento) ss.
March 9, 19 89

Personally appeared the above named Dennis N. Milligan, as successor Trustee of the George A. White & Lillie White Trust and acknowledged the foregoing instrument to be his voluntary act and deed.
PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE

Before me:
(OFFICIAL SEAL) Kim E. Champlin
Notary Public for Oregon California
My commission expires:

Dennis N. Milligan
5904 A Filbert Ave
Orangevale, CA 95662

GRANTOR'S NAME AND ADDRESS

Dennis N. Milligan, et al
5904 A Filbert Ave.
Orangevale, CA 95662

GRANTEE'S NAME AND ADDRESS

Any recording return to:
GRANTEE

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

Dennis N. Milligan
Dennis N. Milligan, Successor Trustee of
the George A. White & Lillie White Trust

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19 _____

_____ 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 _____

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:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 17th day of March, 19 89, at 4:08 o'clock P M., and recorded in book M89 on page 4613 or as file/reel number 98170.
Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Mullins Deputy

Fee \$8.00