WARRANTY DEED 99780 MTL-212.83K Vol. m89 Page 7628 KNOW ALL MEN BY THESE PRESENTS, That BEN E. SYKES and DORIS E. SINCES, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID C. PORTER and VERNA JO PORTER, husband and wife , hereinafter called 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 26, Block 51, FIRST ADDITION TO KLAMATH FOREST ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Klamath County Tax Account #3510-034A0-01800. "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 all those of record and those apparent upon the land, if any, as of the date of this and that 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 \$ _3,800.00 THE TRUE AND ALL SE EX KORSX 9 X 01 X X 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 <u>1st</u> day of <u>May</u>, <u>19</u> 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. SYKES STATE OF ONTAXIX CALIFORNIA) County of <u>CONTRA CASTA</u>) MADRIL May 1, 19 89 STATE OF OREGON, County of) .55. 19 89___ Personally appeared and who, being duly sworn, each for himself and not one for the other, did say that the former is the Personally appeared the above named BEN E. SYKES and DORIS E. SYKES ___ president and that the latter is the __ secretary of __ , a corporation, and acknowledged the foregoing instrument and that the seal affixed to the foregoing instrument is the corporate voluntary act and deed. OFFICIAL seal of said corporation and that said instrument was signed and sealed <u>be</u> in behalf of said corporation by authority of its board of directors; and R. L. BORDEN each of them acknowledged said instrument to be its voluntary act and NOTARY PUBLIC - CALIFORNIA CONTRA COSTA COUNTY W Comm. Expires Jan, 12, 1990 deed. Before me: (OFFICIAL (OFFICIAL SEAL) SEAL) Notary Public for Oregon Notary Public for Oregon My commission expires: Van 12,1920 My commission expires: BEN E. SYKES and DORIS E. SYKES STATE OF OREGON, 2121 Robles Drive SS. County of Klamath Antioch, CA 94509 I certify that the within instrument was PORTER DAVID C. PORTER and VERNA J.O received for record on the <u>3rd</u> P.O. Box 301 ___, *1*9 <u>89</u> day of <u>May</u> Sprague River, OR 97639 GRANTEES NAME AND ADDRES at 4:10 o'clock P M., and recorded in book <u>M89</u> on page 7628 _ or as file/reel number ____99780 or mure b SAME AS GRANTEE Record of Deeds of said county, Witness my hand and seal of County affixed. NAME, ADDRESS, ZIP Untri a change is n the following and SAME AS GRANTEE Evelyn Biehn, County Clerk **Recording Officer** By QAL Levenn iiendse Deputy Fee \$8.00 NAME ADDRESS, 70