

99921

WARRANTY DEED

Vol. M89 Page 7880

MTC-212920

KNOW ALL MEN BY THESE PRESENTS, That PADDY JACOBSEN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ZOLTAN KALLOS & ROSALIA KALLOS, husband & wife as tenants by the entirety, 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 27, Block 46, Tract 1184 - OREGON SHORES - UNIT 2 - FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No 3507 018AB 03100

"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 lawfully seized in fee simple and 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 \$ 16,000.00. 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 19 day of April, 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.

Paddy Jacobsen
Paddy Jacobsen

STATE OF ~~OREGON~~ Hawaii
County of Mau ss.
April 19, 19 89.

Personally appeared the above named
Paddy Jacobsen

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me, *Notary Public for Oregon*
(OFFICIAL SEAL) My commission expires: 10/31/90

STATE OF OREGON, County of _____) ss.
_____, 19 ____.

Personally appeared _____ 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 _____, a corporation,

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: (OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Jacobsen
3300 Waikea Alanui, 47 A
Kihei, HI 96753

GRANTOR'S NAME AND ADDRESS

Kallos
12113 Elora Way
Grenada Hills, CA 91214

GRANTEE'S NAME AND ADDRESS

After recording return to:
Kallos
above address

NAME, ADDRESS, ZIP

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

Kallos
above address

NAME, ADDRESS, ZIP

STATE OF OREGON, _____ ss.

County of Klamath
I certify that the within instrument was received for record on the 8th day of May, 19 89, at 4:30 o'clock P.M., and recorded in book M89 on page 7880 or as file/reel number 99921, Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *Debra M. Nichols* Deputy

Fee \$8.00