MOUNTAIN TITLE COMPANY 1300 1300 KNOW ALL MEN BY THESE PRESENTS, That \_\_\_\_\_\_ DANIEL A. MARES & ESTEFANA MARES, husband and wife husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by <u>SALVADOR</u> PONCE & MARY SALAZAR, not as tenants in common but with the right of survivorship, hereinafter called 10352 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 and State of Oregon, described as follows, to-wit: Lot 12, Block 2, TRACT NO. 1021, WILLIAMSON RIVER KNOLL, according to the official plat LOT 12, BLOCK 2, IKACI NO. 1021, WILLIAMOON KIVER ANOLD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH an undivided 1/80th interest in and to the following described property: The Easterly 60 feet of that portion of Government Lots 40, 41, 44 and 45, lying South of the Williamson River Knoll Subdivision and North of the Williamson River: CTax Account No. 3507-17DC-500 **LEUN**TAIN "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 encumbranceEXCEPT those of Brecord 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 \$ MNAZIWO) AGU HA N 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 \_\_\_\_\_ day of \_\_\_\_\_\_ June\_\_\_\_, if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by Daniel 2 13 Daniel A. Mares STATE OF CRESCON, California alilma Seccession and the second A. County of State of FORN On this the Z\_day of UNE County of\_ 19 82, before me, OLAND SS. CHAFI RAVERC the undersigned Notary Public, personally appeared ANIEL A. MARES F MICHAEL TEFANA C TRAVERS <u>IAREC</u> personally known to me proved to me on the basis of satisfactory evidence in Explores June 23, 199 to be the person(s) whose name(s) within instrument, and acknowledged that \_\_\_\_\_\_ \_subscribed to the WITNESS my hand and official seal. My commission expires: executed it. Daniel A., Mares & Estefana Mares 1064 Western Ave. 41 Notary's Signature una Vallejo, CA 94591 STATE OF OREGON. GRANTOR'S NAME AND ADDRESS Salvador Ponce & Mary Salazar County of \_\_\_\_\_Klamath 1679 California Drive I certify that the within instrument was Vacaville, CA 95687 received for record on the \_ day of \_\_\_\_\_ June\_\_\_, 19 89 a8:36\_\_\_\_\_P M., and recorded Salvador Ponce & Mary Salazar 1679 California Drive. RESERVEN in book\_M89\_ on page 10352\_ or as Va<del>caville, CA 95687</del> file/reel number \_ 1300 RECORDER'S Record of Deeds of said county: Witness my hand and seal of County NAME, ADDRESS, ZIP Unit a charge is respected all the salements that the sent in the following address Salvador Ponce & Mary Salazar affixed. 1679 California Drive Vacaville, CA 95687 Evelyn Biehn, County Clerk NAME, ADDRESS B Cauline Mulles dave Deputy Recording Officer Fee \$8.00 MOUNTAIN TITLE COMPANY