

1343

WARRANTY DEED

Vol. m89 Page 10427KNOW ALL MEN BY THESE PRESENTS, That CHRIS A. MOUDRY & LINDA A. MOUDRY, as tenants by the entiretyhereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SANDRA VERNAthe 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 9 in Block 1 of TRACT NO. 1091 - LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3808-25DD-3000

"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 \$ 15,000.00

~~xxxxxx The consideration paid for this transfer, stated in terms of dollars, is \$15,000.00. The consideration paid for this transfer, stated in terms of dollars, is \$15,000.00. The consideration paid for this transfer, stated in terms of dollars, is \$15,000.00.~~

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 8th day of June, 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.

Chris A. Moudry  
Chris A. Moudry

Linda A. Moudry  
Linda A. Moudry

STATE OF OREGON, County of Klamath, 19 89 ss.

Personally appeared \_\_\_\_\_ and

each for himself and not one for the other, who, being duly sworn, 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

6/8, 19 89 ss.

Personally appeared the above named  
Chris A. Moudry & Linda A. Moudry

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

Before me:

Amelaj Spencer  
Notary Public for Oregon

My commission expires: 8-16-92

Chris A. Moudry & Linda A. Moudry

P.O. Box 446

Merrill, OR 97633

Sandra Verna

2495 Haymarket

Thousand Oaks CA 91362

After recording return to:

Sandra Verna

2495 Haymarket

Thousand Oaks CA 91362

NAME, ADDRESS, ZIP

Sandra Verna

2495 Haymarket

Thousand Oaks CA 91362

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 12th day of June, 19 89, at 12:42 o'clock P.M. and recorded in book M89 on page 10427 or as file/reel number 1343

Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline Mueller Deputy

Fee \$8.00