

1585

WARRANTY DEED

Vol. m89 Page 10833

KNOW ALL MEN BY THESE PRESENTS, That THE BANK OF NEWPORT, an Oregon chartered banking corporation, as in an undivided 1/2 interest and ALAN J. KIRK, as to an undivided 1/2 interest hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM THOMAS RIGGLE & SANDRA K. RIGGLE, 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 2 in Block 10 of RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with an undivided 1/68th interest in Lots 4 and 5 in Block 1 of said addition.

Tax Account No.: 3407-27AB-1400 (portion)

"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, and that

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 \$ 5,000.00

However, the said consideration is not to be paid in cash but in the form of a promissory note which is attached to this instrument and the consideration for the same is to be paid in cash to the grantor or his assigns.

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 18 day of May, 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:

THE BANK OF NEWPORT

By: [Signature] Vice President

By: [Signature] Loan Officer

By: [Signature] Secretary

By: [Signature] Treasurer

By: [Signature] Assistant Secretary

By: [Signature] Assistant Treasurer

By: [Signature] Assistant Secretary

By: [Signature] Assistant Treasurer

By: [Signature] Assistant Secretary

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By: [Signature] Assistant Secretary

By: [Signature] Assistant Treasurer

By: [Signature] Assistant Secretary

STATE OF OREGON,)
County of CLATSOP) ss.
6/15, 19 89

Personally appeared the above named Alan J. Kirk

Personally appeared Alan J. Kirk and

each for himself and not one for the other, did say that the former is the

vice president and that the latter is the

loan officer secretary of

THE BANK OF NEWPORT, an Oregon banking 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: [Signature] OFFICIAL

Notary Public for Oregon

My commission expires: 11-22-91

My commission expires: 11-22-91

My commission expires: 11-22-91

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My commission expires: 11-22-91

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My commission expires: 11-22-91

THE BANK OF NEWPORT & ALAN J. KIRK
P.O. Box 7 / 12135 SW Davies Rd.
Newport, OR 97365 / Peaverton, OR 97005

GRANTOR'S NAME AND ADDRESS

WILLIAM THOMAS RIGGLE & SANDRA K. RIGGLE

5922 Amargosa Drive

Sparks, NV 89433

GRANTEE'S NAME AND ADDRESS

WILLIAM THOMAS RIGGLE & SANDRA K. RIGGLE

5922 Amargosa Drive

Sparks, NV 89433

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was

received for record on the 19th

day of June, 19 89

at 9:51 o'clock A. M., and recorded

in book m89 on page 10833 or as

file/reel number 1585

Record of Deeds of said county.

Witness my hand and seal of County

officer.

Evelyn Biehn, County Clerk

Recording Officer

Fee \$8.00

By [Signature] Deputy