

OK 3923 WARRANTY DEED David and Debra VanSickle

KNOW ALL MEN BY THESE PRESENTS, That David and Debra VanSickle hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Gerry Acord and Wanda Acord as husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 Two (2), Block Two (2), Pinney's Acres, situated in a portion of the SE 1/4, Section 36, Township 24 South, Range 8 East, Willamette Meridian, Klamath County, Oregon.

MOUNTAIN TITLE COMPANY, Inc. has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

Tax: Acc't Number 24-08-36DD-1500

(If space insufficient, continue description on reverse side)
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 of the above granted premises, free from all encumbrances except easement for power and utilities.

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 \$ 26,735.00.
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols ①, 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 3 day of August, 1989; 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.

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.

David J. VanSickle
Debra J. VanSickle
David J. VanSickle
Debra J. VanSickle

STATE OF OREGON, } ss.
County of Deschutes, 1989.

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

Personally appeared the above named David J. VanSickle
Debra J. VanSickle

Personally appeared _____, 19____, 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.

and acknowledged the foregoing instrument to be their voluntary act and deed.
Before me: [Signature]
Notary Public for Oregon
My commission expires: 9-27-91

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

David & Debra VanSickle
4189 E. HAMPA WAY
PRISM, CALIF. 93726
GRANTOR'S NAME AND ADDRESS

Gerry and Wanda Acord
GRANTEE'S NAME AND ADDRESS

After recording return to:
Gerry and Wanda Acord
1/2 La Pine Realty
P.O. Box 377 - La Pine, Ore 97239
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Gerry and Wanda Acord

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 16th day of Aug., 1989, at 8:47 o'clock AM., and recorded in book/reel/volume No. M89 on page 15157 or as fee/file/instrument/microfilm/reception No. 3923, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By [Signature] Deputy

Fee \$8.00