

4107

WARRANTY DEED

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Vol. m89 Page 15463

KNOW ALL MEN BY THESE PRESENTS, That PERRY BROS., INC.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Grant Perry and Frank B. Perry 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:

All of Tract 1096-American, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

(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 those of record and those apparent on the land.

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 \$ dissolution of corp. 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 14 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.

STATE OF OREGON

County of Klamath

August 14, 1989

Personally appeared the above named

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

(OFFICIAL SEAL)

TRUDIE DURANT

NOTARY PUBLIC - OREGON

My commission expires:

Perry Bros., Inc.

GRANTOR'S NAME AND ADDRESS

Grant Perry
Frank B. Perry

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grant Perry
5130 Bristol
Klamath Falls, Oregon 97603

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$8.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 18th day of August, 1989, at 3:57 o'clock P.M., and recorded in book/reel/volume No. M89 on page 15463 or as fee/file/instrument/microfilm/reception No. 4107, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By [Signature] Deputy

(If executed by a corporation, affix corporate seal)