MAC 22189 P WARRANTY DEED Vol. mgg Page 5623 KNOW ALL MEN BY THESE PRESENTS, That . WAYNE A. CONNORS & PAMELA J. CONNORS husband and wife JIMM GORDON . 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 apper-taining, situated in the County of <u>Klamath</u> and State of Oregon, described as follows, to-wit: and State of Oregon, described as follows, to-wit: Lot 12 in Block 17 of TRACT 1176, being a Resubdivision of Block 17 of BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No. 3809-19DC-3200. Subject to: Existing Contract in favor of State of Oregon, represented and acting by the Director of Veterans' Affairs, which buyers herein agree to assume and pay. "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 \$59,000.00x However, the metant reason in a consistent for includes a construction of the property construction of the construction is the construction of t zypockaf the consideration stickle consideration by the contrace has non-applied by strong the stro xxSecx0R5x934336kk 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 25th day of September , 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. Connora STATE OF OREGON STATE OF OREGON, County of County of Klama Personally appeared and who, being duly sworn, Personally appeared the above named ______ Wayne A. Connors & Pamela J. Connors 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 and acknowledged the foregoing instrument to T COTAL 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 amelas sonce each of them acknowledged said instrument to be its voluntary act and PAMELA J. SPENCER deed. NOTAR WAUBLIC-OREGON Before me: (OFFICIAL (OF MCLAmmission Expires 8-16-92 SEAL) SEA Notary Public for Oreg Notary Public for Oregon My commission expires: My commission expires: Wayne A. & Pamela J. Connors STATE OF OREGON. 100 Hawkin lamath halls of g County of Klamath I certify that the within instrument was Jimm & Judy Gordon received for record on the 26th 600 OFLICAN day of <u>Sept.</u>, 19 <u>89</u>, at 10:17 o'clock <u>A</u> M., and recorded Klamath Falls OF 4760. GRANTEE'S NAME AND ADDRES SPACE RELERVID in book M89 _ on page 18080 _ or as file/reel number __ 5623 FOR Jimm & Judy Gordon Record of Deeds of said county. RECORDER'S USE 600 GELICAN Witness my hand and seal of County Klamath Halls OR 9760 affixed. NAME, ADDRESS, ZIP and all tax statements shall be sent to the following add Judy Gordon PELICAN Evelyn Biehn, County Clerk **Recording Officer** 0K9760 malls amath B Qauline Mullendare Deputy Fee \$8.00