

6105

MOUNTAIN TITLE COMPANY

M7-22397 P

WARRANTY DEED

Vol. m89 Page 18917

KNOW ALL MEN BY THESE PRESENTS, That DORA ELIZABETH LAUSTER hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRANK E. WHITE & HAZEL M. WHITE, 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:

TRACT 1165
Lot 2, Block 2, MIRACLE MANOR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Tax Account No. 3910-9BD-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 \$ 15,325.00 (Fifteen thousand three hundred and twenty five and no/100ths of dollars) (The sum of one thousand five hundred and thirty two and five tenths of one dollar (OBS-91280))

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 4th day of October, 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.

Dora Elizabeth Lauster
Dora Elizabeth Lauster

STATE OF OREGON,
County of Klamath ss.
10/4, 1989

Personally appeared the above named Dora Elizabeth Lauster

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

Famela J. Spencer
(OFFICIAL SEAL) FAMELA J. SPENCER
NOTARY PUBLIC FOR OREGON
My Commission Expires 8-16-92

STATE OF OREGON, County of _____ ss.
Personally appeared _____

and 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 _____

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)

Dora Elizabeth Lauster
5403 Sherwood Dr
Klamath Falls OR 97603
GRANTOR'S NAME AND ADDRESS

Frank E. White & Hazel M. White
900 Toro Ct
Seaside CA 93955
GRANTEE'S NAME AND ADDRESS

After recording return to:
Frank E. White & Hazel M. White
900 Toro Ct
Seaside CA 93955
NAME, ADDRESS, ZIP

Send a change in registered all tax statements shall be sent to the following address:
Frank E. White & Hazel M. White
900 Toro Ct
Seaside CA 93955
NAME, ADDRESS, ZIP

STATE OF OREGON, _____ ss.

County of Klamath
I certify that the within instrument was received for record on the 6th day of Oct, 1989, at 9:27 o'clock A M., and recorded in book M89 on page 18917 or as file/reel number 6105

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

Evelyn Biehn, County Clerk

By Rauline Muelendore Recording Officer Deputy

Fee \$8.00

MOUNTAIN TITLE COMPANY