

6799

MTC 21694-D

WARRANTY DEED

Vol. m 89 Page 20198

KNOW ALL MEN BY THESE PRESENTS, That CHARLES A. BUTLER & MARYLEE BUTLER, as tenants in common

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RUBY AMACKER, dba HOUSING AMERICA

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 23 and 24, Block 6, MIDLAND, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of vacated alley lying adjacent thereto, vacated by order dated May 3, 1979 and recorded in Volume M79, Page 2383, Microfile Records of Klamath County, Oregon.

EXCEPTING THEREFROM any portion lying within Linden Street and First Street right of way.

Tax Accounty No 3908 036DB 01800

"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 all those of record and those 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 \$ 3,500.00

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 18th day of October, 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.

Charles A. Butler by Marylee Butler, attorney in fact

Marylee Butler

STATE OF OREGON, County of Klamath) ss. , 19 89

Personally appeared _____ 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.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 6/16/92

Before me: *Pauline Mueller*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 6/16/92

Butler
5608 Shasta Way
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

Housing America
P.O. Box 7520
Klamath Falls, OR 97602
GRANTEE'S NAME AND ADDRESS

After recording return to:

Housing America

@above address

NAME, ADDRESS, ZIP

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

Housing America

@above address

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 23rd day of Oct., 19 89, at 11:30'clock A.M., and recorded in book M89 on page 20198 or as file/reel number 6799

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By *Pauline Mueller* Deputy

Fee \$8.00

MOUNTAIN TITLE COMPANY