

9250

MC 2712

WARRANTY DEED

Vol. m89

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KNOW ALL MEN BY THESE PRESENTS, That MILTON E. SHARPE AND VIRGINIA R. SHARPE
HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LINO J. BAILO
TRUSTEE OF THE LINO J. BAILO 1988 TRUST, 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 Klamath and State of Oregon, described as follows, to-wit:

Lot 12 in Block 1 of HARBOR ISEES, TRACT 1209, according to the
official plat thereof on file in the office of the County Clerk
of Klamath County, Oregon.

Assessors Account No. 3809 019BC 01000
Key No. 701093

"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 to the land

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 \$ 168,000.00
~~However, the actual consideration is stated in terms of dollars, but it includes other things of value given or promised which to 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 19th day of December, 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.

Milton E. Sharpe
Milton E. Sharpe

Virginia R. Sharpe
Virginia R. Sharpe
STATE OF OREGON, County of _____) ss.
_____, 19____.

STATE OF OREGON, _____)
County of Klamath _____ ss.
December 19th, 1989.

Personally appeared the above named
Milton E. Sharpe and Virginia R.
Sharpe

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

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)

OFFICIAL
SEAL

Before me: Steve R. Chandler
(Notary Public for Oregon)
My commission expires: 7-6-90

Notary Public for Oregon
My commission expires:

Mr. and Mrs. Milton E. Sharpe

STATE OF OREGON, _____ ss.

County of Klamath

I certify that the within instrument was
received for record on the 19th
day of Dec., 1989,
at 4:12 o'clock P. M., and recorded
in book M89 on page 24505 or as
file/reel number 9250

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

Evelyn Biehn, County Clerk
Recording Officer
B. Louise Mullenbarger Deputy

Fee \$8.00