

9601

MTC #21802-K

WARRANTY DEED

Vol. 189 Page 25165KNOW ALL MEN BY THESE PRESENTS, That Connie Lee Macy

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Fred Tschopp, 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:

Lots 1, 2, and 3, Block 14 of DIXON ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809 028DC 07900
3809 028DC 08000
3809 028DC 08100

"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 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 \$ 15,000.00.

~~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 21st day of December, 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.

Connie Lee Macy
Connie Lee Macy

STATE OF OREGON
County of Washington) ss.
December 21, 19 89

Personally appeared the above named _____
Connie Lee Macy

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

STATE OF OREGON, County of _____) ss.
_____, 19 _____

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.

Connie Lee Macy
(OFFICIAL SEAL)
City of Washington

Before me:

Phonda R. Bragg
Phonda R. Bragg
NOTARY PUBLIC - OREGON
My commission expires 11-2-91

Before me:

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Connie Lee Macy
2330 Brookwood #202
Hillsboro, OR 97121
GRANTOR'S NAME AND ADDRESS
Fred Tschopp
10975 E. Presilla Road
Camarillo, CA 93011-0719
GRANTEE'S NAME AND ADDRESS

After recording return to:

Fred Tschopp
10975 E. Presilla Road
Camarillo, CA 93011-0719
NAME, ADDRESS, CITY, STATE, ZIP

Until a change is requested all tax notes sent shall be sent to the following address:

Fred Tschopp
10975 E. Presilla Road
Camarillo, CA 93011-0719
NAME, ADDRESS, CITY, STATE, ZIP

SPACE RESERVED

FOR
RECORDING USE

STATE OF OREGON,

ss.

County of Klamath
I certify that the within instrument was received for record on the 29 day of Dec, 19 89, at 12:20 o'clock P. M., and recorded in book M89 on page 25165 or as file/reel number 9601

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

Evelyn Biehn

Bernetha A. Hite Recording Officer
Deputy

8.00

MOUNTAIN TITLE COMPANY