

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That  
JOHN D. BELLON also known as JOHN K. BELLON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
DAVID LATOURETTE & PAMELA LATOURETTE, as tenants by the entirety 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 5 in Block 55, SECOND HOT SPRINGS 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 3809-028CC-03500

"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 to the land 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 \$ 6,665.00

However, the actual consideration consists of ~~the inclusion of the property on which the grantor has a mortgage which is the subject  
of the consideration and which is the subject of the mortgage which is the subject of the consideration~~  
Sec. ORS 93.030X

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 5 day of April, 19 90;  
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.

John D. Bellon

John K. Bellon

STATE OF OREGON, County of Deschutes ) ss.  
April 5, 19 90

Personally appeared John K. Bellon 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)

(OFFICIAL  
SEAL)

Before me:

Notary Public for Oregon

My commission expires: 11/28/92

Notary Public for Oregon  
My commission expires:

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was  
received for record on the 16th  
day of April, 19 90,  
at 10:34 o'clock AM., and recorded  
in book M90 on page 7013 or as  
file/reel number 13579,  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk

Recording Officer  
By Pauline Mullendore Deputy

Fee \$28.00

90 APR 15  
AM 10:34

