

15621

MTC 23732

WARRANTY DEED

Vol. m90 Page 10614KNOW ALL MEN BY THESE PRESENTS, That VIOLET M. RANDLE aka VIOLET MAE RANDLE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DANNY R. ALLEN and CYNTHIA L. ALLEN, 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:

The South 1/2 of Lot 8 in Block 3, SECOND ADDITION TO ALTAMONT ACRES, EXCEPTING THEREFROM the East 5 feet taken for the widening of Bisbee Street by Deed Volume 362, page 563, Deed Records of Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909 010DC 01700

"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 of record and those 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 \$ 27,500.00.
~~THIS DEED IS VOID UNLESS THE ABOVE CONSIDERATION IS PAID IN FULL TO THE GRANTOR OR HIS SUCCESSORS OR ASSIGNS. IF THE ABOVE CONSIDERATION IS NOT PAID IN FULL, THIS DEED IS VOID.~~
 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 1st day of June, 1990; 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.

Violet M. Randle
 VIOLET M. RANDLE aka VIOLET MAE RANDLE

AKA Violet Mae Randle

STATE OF OREGON,
 County of Klamath ss.
June 1, 19 90.

STATE OF OREGON, County of _____ ss.
 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)

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 8-31-91

Notary Public for Oregon

My commission expires:

Violet M. Randle
 c/o KFF

GRANTOR'S NAME AND ADDRESS

Danny R. & Cynthia L. Allen
Rt 2 Box 138
Bonanza, OR 97623

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

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

KLAMATH FIRST FEDERAL S&LA
2943 SOUTH SIXTH STREET
KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath
 I certify that the within instrument was received for record on the 1st day of June, 19 90, at 3:48 o'clock P. M., and recorded in book M90 on page 10614 or as file/reel number 15621.
 Record of Deeds of said county.
 Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
 Recording Officer

By Carol Ann Mullender Deputy

Fee \$28.00