

15674

WTC 23748-1 WARRANTY DEED

Vol. m90 Page 10698

KNOW ALL MEN BY THESE PRESENTS, That
South Valley State Bank

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Albert G. Kozeliski and Jan A. Kozeliski, 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 10, Block 2, TRACT 1091, LYNEWOOD 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: 3808 025DD 01300

"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 \$ 17,500.00
However, the actual consideration paid for this transfer includes other property or value given or promised to the grantee
part of the consideration (indicate which). (The sentence between the symbols XXXXXX and XXXXXX should be deleted
XXXXXX XXXXX)

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 1 day of June, 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.

South Valley State Bank

by: Allan L. Craigmiles, President

STATE OF OREGON,)
County of _____) ss.

Personally appeared the above named _____

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

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires:

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

Personally appeared Allan L. Craigmiles 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 _____

South Valley State Bank _____ 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:

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

(OFFICIAL
SEAL)

South Valley State Bank
5215 South Sixth Street
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Albert G. Kozeliski and Jan A. Kozeliski

4789 Olive Drive
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

Albert G. Kozeliski and Jan A. Kozeliski

4789 Olive Drive
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Albert G. Kozeliski and Jan A. Kozeliski

See above

NAME, ADDRESS, ZIP

STATE OF OREGON, _____ ss.

County of Klamath

I certify that the within instrument was
received for record on the 4th
day of June, 19 90,
at 11:18 o'clock AM. and recorded
in book M90 on page 10698 or as
file/reel number 15674.

Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Doraine Mueller Deputy

Fee \$28.00