

OK

15700

SPECIAL WARRANTY DEED

Vol. m90 Page 10744

KNOW ALL MEN BY THESE PRESENTS, That
SPECTRUM PROPERTIES, INC., hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
JEFFREY E. TUBBE AND RAMONA L. TUBBE, husband and wife
hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County
of Klamath, State of Oregon, described as follows, to-wit:

Lot 10, Block 10, Tract No. 1152, NORTH HILLS, in the County of Klamath,
State of Oregon.

Code 63 Map 3809-35AA TL 4200

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$11,500.00

~~However, the actual consideration consists of the following property: [redacted]~~
~~the consideration (including such) (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)~~
~~back and forth, and where the context so requires, the singular includes the plural and all grammatical~~

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 May, 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.

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.

SPECTRUM PROPERTIES, INC

By: Harold Hand
Harold Hand, Asst. Vice President

STATE OF OREGON, }
County of _____ } ss.
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Personally appeared the above named.....

_____ and acknowledged the foregoing instru-
ment to be _____ voluntary act and deed.

Before me: _____
(OFFICIAL SEAL) _____
Notary Public for Oregon
My commission expires _____

STATE OF OREGON, County of Multnomah) ss.
May 21, 1990

Personally appeared Harold Hand and
..... who, being duly sworn,
for himself and not one for the other, did say that the former is the
st. Vice president and that the latter is the
..... secretary of

Spectrum Properties, Inc. is 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:
Kathy D. Childers
Notary Public for Oregon
My commission expires: 10-14-92

(OFFICIAL
AUV LC SEAL)
If executed by a corporation,
affix corporate seal

Spectrum Properties, Inc.
111 S. W. Fifth, Suite 850
Portland, Oregon 97204

Jeffrey E. & Ramona L. Tubbe
5526 Avalon Street
Klamath Falls, Oregon 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:

Jeffrey E. & Ramona L. Tubbe
See address above

NAME, ADDRESS, ZIP

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

Jeffrey E. & Ramona L. Tubbe
See address 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, 1990, at 4:15 o'clock P.M., and recorded in book/reel/volume No. M90 on page 10744 or as fee/title/instrument/microfilm/reception No. 15700, Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk	
NAME	TITLE

By Caroline Muller Deputy

Fee \$28.00