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16474

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Lynn G. Westwood

, hereinafter called the grantor, for the consideration hereinafter stated, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto Colleen P. Brewer

hereinafter called the grantee, and unto grantee's heirs, successors and assigns, that 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 Northerly 415 feet of the Easterly 1035 feet of Lot 18, Block 5, KLAMATH FALLS FOREST ESTATES - SYCAN UNIT, in the County of Klamath, State of Oregon. (MAP 3313-2900 TL 4900 described as 18B)

(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 said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

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 \$100.00

~~For the purpose of this deed, the consideration is the sum of \$100.00, which is the full and true consideration for the property herein granted, and no other consideration is intended or required.~~ (The sentence between the symbols (1), 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 1st 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.

(If executed by a corporation, affix corporate seal.)

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

County of Klamath } ss.

This instrument was acknowledged before me on 6-19, 1990, by

Lynn G. Westwood

Charlotte J. Hertz
Notary Public for Oregon

My commission expires: 9-20-93

STATE OF OREGON,

County of _____ } ss.

This instrument was acknowledged before me on _____, 19____, by _____

as _____ of _____

Notary Public for Oregon

My commission expires: _____

(SEAL)

Lynn G. Westwood

Box 961

Klamath Falls, Or 97601

GRANTOR'S NAME AND ADDRESS

Colleen P. Brewer

4212 Stuppi Way

Sacramento, Ca 95864

GRANTEE'S NAME AND ADDRESS

After recording return to:

Colleen P. Brewer

4212 Stuppi Way

Sacramento, Ca 95864

NAME, ADDRESS, ZIP

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

Colleen P. Brewer

4212 Stuppi Way

Sacramento, Ca 95864

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 19th day of June, 1990, at 3:50 o'clock P.M., and recorded in book/reel/volume No. M90 on page 12087 or as fee/file/instrument/microfilm/reception No. 16474, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE

By Paulene M. Mendenhall Deputy

Fee \$28.00

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