

20493

MHE # 22905

WARRANTY DEED

Vol. m90 Page 19069

The undersigned, George N. Hopkins, grantor, does hereby grant, bargain, sell and convey unto AMERICAN CAPITAL, INC., grantee, its successors and heirs, that certain real property situated in Klamath County, Oregon, described as follows:

Lot 11 of TRACT NO. 1118, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon Recorded in M85, Page 14693, Microfilm Records of Klamath County, Oregon.

Grantor covenants to said grantee that grantor is lawfully seized in fee simple of the above-described real property, free from all encumbrances except:

Grantor further covenants to grantee that grantor will warrant and forever defend grantee's right, title and interest in the above-described real property 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 \$4,800.00.

"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 USES.

DATED August 24, 1990.

STATE OF OREGON)

County of Lincoln) ss

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

SUBSCRIBED AND SWORN to before me this 24 day of August, ~~1988~~ 1990

Marsha E. Pond
NOTARY PUBLIC FOR OREGON

My Commission Expires: 10/25/93

Grantor's Name and Address:
George N. Hopkins
1909 NW Beachview Drive
Waldport, OR 97394-9450

Grantee's Name and Address:
AMERICAN CAPITAL, INC.
2805 Doaks Ferry NW.
Salem, OR 97304

After recording return to:

American Capital, Inc.
2805 Doaks Ferry Road NW
Salem, OR 97304

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

American Capital, Inc.
2805 Doaks Ferry Road NW
Salem, OR 97304

WARRANTY DEED - INDIVIDUAL GRANTOR(S)

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Mountain Title co.
on this 21st day of Sept. A.D., 19 90
at 1:53 o'clock PM. and duly recorded
in Vol. M90 of Deeds Page 19069
Evelyn Biehn County Clerk

By Pauline Mullendore
Deputy.

Fee, \$28.00

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