

21727

ETC #24-19-DH

I NOW ALL MEN BY THESE PRESENTS, That Milcor, Inc. dba The Moore Company

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by James Shackleford and Cheryl Shackleford, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee 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 W1/2 SE1/4 of Section 29 Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING THEREFROM that portion thereof described in the deed to Klamath County, State of Oregon, recorded July 25, 1931 in Volume 95, page 615, Deed Records of Klamath County, Oregon.

TOGETHER WITH a 1974 Sunnybrook Mobile Home, license #X115626, which is firmly affixed to the above described property.

Tax Account No: 3510 02900 01100

MOUNTAIN TITLE COMPANY

"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 UPON THE LAND, IF ANY, AS OF THE DATE OF THIS DEED 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 \$ 46,250.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols, 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 24 day of September, 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.

STATE OF OREGON,

County of Multnomah ss.

Sept 29 1990

Personally appeared the above named

Randy L. Miller, PresidentMilcor, Inc. dba The Moore

Company

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

Before me:

Leanne Brown

Notary Public for Oregon

My commission expires: 7-19-91

Milcor, Inc. dba The Moore Company

By: Randy L. Miller, Pres.

Randolph L. Miller, President

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this _____, 19 _____, by Randy Miller

_____, president, and _____, _____

_____, Secretary of Milcor, Inc. dba The Moore Companya Oregon corporation, on behalf of the corporation.Notary Public for Oregon _____ (SEAL)
My commission expires: _____

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument was received for record on the 22nd day of Oct., 19 90, at 2:38 o'clock P. M., and recorded in book M90 on page 21223 or as file/reel number 21727.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Danuel M. Biehn Deputy

Fee \$28.00