

23009

MTC #24416-DN

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Carol Greene aka Carol L. Greene and Marilyn Carter aka Marilyn V. Carter, as tenants in common hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Mary Lou Long, a single woman, 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:

Lot 27 in Block 306 of DARROW 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: 3809 033DD 08700

MOUNTAIN TILE 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 \$ 27,500.00

XXXXXX
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.
Witness my hand and the seal of said County of Santa Clara, State of California, this 20th day of November, 1990.

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 24th day of November, 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 Klamath) ss.
November 24th, 19 90

Carol Greene

Carol L. Greene as attorney in fact on
for Marilyn V. Carter

Personally appeared the above named _____
Carol Greene aka Carol L. Greene, in-
dividually and as attorney in fact on
behalf of Marilyn V. Carter _____
_____ and acknowledged the foregoing instrument
to be her _____ voluntary act and deed.

Before me:

Notary Public for Oregon

My Commission Expires: 1/30/94

DANA M. NIELSEN
DANA M. NIELSEN
NOTARY PUBLIC-OREGON

My Commission Expires: 1/30/94

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this

_____, 19____, by _____,

president, and by _____,

secretary of _____

a _____ corporation, on behalf of the corporation.

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

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 27th day of Nov., 19 90, at 1:41 o'clock P M., and recorded in book M90 on page 23521 or as file/reel number 23000.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Caroline Mulendore Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY