

1-1-74

26047

WARRANTY DEED

Vol. m 91 Page 3026

KNOW ALL MEN BY THESE PRESENTS, That Sam Michael Barger

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Realvest Inc.

the grantee, does hereby grant, bargain, sell and convey unto the said grantee and 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:

Lot 6, Block 27, Klamath Falls Forest Estates
1st Addition, Klamath County, Oregon.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(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 \$ 1500.00

~~the whole consideration (including 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 8th day of April, 1985; 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.

(If executed by a corporation,
(Individual)

STATE OF CALIFORNIA

COUNTY OF Orange

SS.

On April 18th, 1985

before me, Isis E. Brown

personally appeared SAM MICHAEL BARGER

COMMONWEALTH LAND
TITLE INSURANCE COMPANY

a Notary Public in and for said State,

(or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.

Signature

Isis E. BrownOFFICIAL SEAL
ISIS E. BROWN
Notary Public California
ORANGE COUNTY

My Commission Expires 4/18/87

Sam Michael Barger

22491 Eloise

El Toro, Cal. 92630

GRANTOR'S NAME AND ADDRESS

Realvest Inc.

438 Sycamore road, Santa Monica, Cal. 90402

GRANTEE'S NAME AND ADDRESS

After recording return to:

REALVEST, INC

c/o Bill Tropp

2210 Wilshire Blvd., Suite 345

Santa Monica, CA 90403

TAX STATEMENT to

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 20th day of Feb., 1991, at 9:48 o'clock A.M., and recorded in book/reel/volume No. M91 on page 3026 or as document/fee/file/instrument/microfilm No. 26047, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLEBy *Debbie M. Muller* Deputy

Fee \$28.00

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