

26686

MTC #25069-N

WARRANTY DEED

Vol. 991 Page 4180

KNOW ALL MEN BY THESE PRESENTS, That

as tenants by the entirety Edward C. Salazar and Rosario D. Salazar,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Roger L. Carson and Mary Carson, with right of survivorship

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 23, Block 24, TRACT 1113, OREGON SHORES UNIT 2, TRACT NO. 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 to the land as of the date of this deed

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 \$ 3,600.00

~~THE GRANTOR HEREBY WARRANTS AND FOREVER DEFENDS 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.~~

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 4th day of March, 1991; 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.

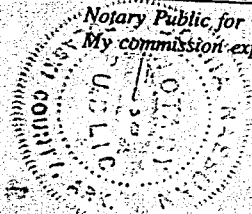
STATE OF OREGON
County of Pulaski)
March 4, 1991) ss.

Edward C. Salazar
Edward C. Salazar
Rosario D. Salazar
Rosario D. Salazar

Personally appeared the above named
Edward C. Salazar
Rosario D. Salazar

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

Before me: Donna C. Raeburn
Notary Public for Oregon Aransas
My commission expires: 10-1-2000



Aransas
STATE OF OREGON, County of Pulaski) ss.
The foregoing instrument was acknowledged before me this
March 4, 1991, by
_____, president, and by
_____, secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon
My commission expires: _____ (SEAL)

Edward C. Salazar and Rosario D. Salazar
1906 Romine Road
Little Rock, AR 72205

GRANTOR'S NAME AND ADDRESS
Roger L. Carson and Mary Carson
HC35 Box 1311
Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS
SAME AS GRANTEES

NAME, ADDRESS, ZIP

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

SAME AS GRANTEES

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 8th day of March, 1991, at 10:50 o'clock A.M., and recorded in book M91 on page 4180 or as file/reel number 26686. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Mendenhall Deputy

Fee \$28.00

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