

27434

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That William Lester and
Martha K. Witter
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Eugene
and Arline Valerie Ritchison, hereinafter called
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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 10, Block 2, Oregon Shores Sub-division - Tract
No. 1053, in The County of Klamath, State of Oregon

(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 \$
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 27th day of JUNE, 1990;
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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED 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.

William Lester Witter
Martha K. Witter

STATE OF ~~OREGON~~ California }
County of Santa Clara } ss.
22nd June, 1990.



Personally appeared the above named
William L. Witter
and Martha K. Witter

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me: [Signature]
(OFFICIAL SEAL)
Notary Public for Oregon-California
My commission expires: 3-27-93



OFFICIAL SEAL
NOTARY PUBLIC
SANTA CLARA COUNTY
CALIFORNIA
My commission expires MAR 27, 1993

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____
and
_____, who, being duly sworn,
each for himself and not one for the other, did say that the former is the
_____, president and that the latter is the
_____, secretary of _____

_____, a corporation,
that the seal affixed to the foregoing instrument is the corporate seal
of said corporation and that said instrument was signed and sealed in be-
half of said corporation by authority of its board of directors; and each of
us acknowledged said instrument to be its voluntary act and deed.

Before me: _____ (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____
(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS
William Lester & Martha K. Witter
5879 Jandera Ave. San Jose, Ca
95123
GRANTEE'S NAME AND ADDRESS
After recording return to:
Eugene Ritchison
AND ARLINE VALERIE RITCHISON
6053 FOOTHILL DR. CT SAN JOSE, CALIF.
95123
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instru-
ment was received for record on the
27th day of March, 1991,
at 10:20 o'clock A.M., and recorded
in book/reel/volume No. M91 on
page 5430 or as fee/file/instru-
ment/microfilm/reception No. 27434,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Randee M. Mullen Deputy

Fee \$28.00