

29263

WARRANTY DEED

Vol. m91 Page 8838KNOW ALL MEN BY THESE PRESENTS, That EVA TUNNAT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LESLIE ANNE LAUREN, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 4, Block 49, First Addition, Klamath Forest Estates, as recorded in Klamath County, Oregon.

Subject to pro rata of taxes and/or easements for the fiscal year 1962-63, and thereafter coming due and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way, affecting said property.

(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 \$ 0.00.
 However, The actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).⁽¹⁾ (The sentence between the symbols ⁽¹⁾, 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 30th day of April, 1991, if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

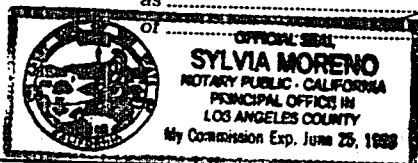
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Eva Tunnat
EVA TUNNAT

CALIFORNIA
STATE OF OREGON, County of Los Angeles

This instrument was acknowledged before me on 4-30th, 1991,
by EVA TUNNAT

This instrument was acknowledged before me on 19, 1991,
by SS



My commission expires 06-25-93

Notary Public for Cal.

EVA TUNNAT
7908 E. 2nd St.
Downey, CA 90241

GRANTOR'S NAME AND ADDRESS

LESLIE ANNE LAUREN
2347 Jones St.
San Francisco, CA 94133

GRANTEE'S NAME AND ADDRESS

After recording return to: MARTIN BRANDFON
Attorney at Law
66 Boyet Rd., Ste 300
San Mateo, CA 94402

NAME, ADDRESS, ZIP

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

LESLIE ANNE LAUREN
2347 Jones St.
San Francisco, CA 94133

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 10th day of May, 1991, at 12:04 o'clock P.M., and recorded in book/reel/volume No. M91 on page 8838 or as fee/file/instrument/microfilm/reception No. 29263, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Debra M. Mullendore Deputy

Fee \$28.00