

1-1-74

30192

KNOW ALL MEN BY THESE PRESENTS, That Jackie Richardson and Alice L. Richardson 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:

Lots 36 and 37, Block 32 Klamath Falls Forest Estates First Addition

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 \$ 3000.00

(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 11 day of October, 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, affix corporate seal)

California
STATE OF OREGON,
County of Los Angeles } ss.
October 30, 1985

Personally appeared the above named
Jackie Richardson and
Alice L. Richardson
and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:
Deborah Ann Williams
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: March 27, 1987

Jackie Richardson
Alice L. Richardson
STATE OF OREGON, County of Los Angeles } ss.
October 30, 1985
Personally appeared Jackie Richardson and Alice L. Richardson 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, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors, and each of them acknowledged this instrument to be a voluntary act and deed.

Before me:
DEBORAH ANN WILLIAMS
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Exp. Mar. 27, 1987
(OFFICIAL SEAL)

101 Lincoln Way, Monterey Park, Ca. 91754
STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 5th day of June, 1991, at 12:25 o'clock P.M., and recorded in book/reel/volume No. 1091 on page 10544 or as document/tee/file/instrument/microfilm No. 30192, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Debra M. Neuland, Deputy

Fee \$28.00

Jackie Richardson
Alice L. Richardson
13160 Reedley, Arleta, Cal. 91331
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
2210 Wilshire BL #345
S.M. CAL 90403
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

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