MOUNTAIN TITLE COMPANY

31319 31688 mc 25710

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DENNIS C. KLOSTERMAN and JERRIE A. KLOSTERMAN, as tenants by the entirety *hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by* JOSEPHINE ELLIOTT and WANDA STAVISKI,** ~~as tenants in common with rights~~ of survivorship *hereinafter called 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 13 in Block 3 of TRACT 1035, GATEWOOD ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

** not as tenants in common, but with rights of survivorship.

THIS DOCUMENT IS BEING RE-RECORDED TO CORRECT VESTING OF GRANTEES

"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 those of record and those apparent upon the land, if any, as the date of this deed *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 $ 74,000.00

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 26th *day of* June, *19* 91; *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.*

Dennis C Klosterman
DENNIS C. KLOSTERMAN

Jerrie A Klosterman
JERRIE A. KLOSTERMAN

STATE OF OREGON, Klamath *County of* June 26, 19 91 *ss.*

Personally appeared the above named DENNIS C. KLOSTERMAN, JERRIE A. KLOSTERMAN *and acknowledged the foregoing instrument to be* their *voluntary act and deed.*

Before me: Nancy M. Nimmi
Notary Public for Oregon
My commission expires: 6/8/92

STATE OF OREGON, County of _____ *) ss.*
The foregoing instrument was acknowledged before me this _____, *19* ____, *by* _____, _____ *president, and by* _____, _____ *secretary of* _____ *a* _____ *corporation, on behalf of the corporation.*

Notary Public for Oregon _____
My commission expires: *(SEAL)*

~~DENNIS C. KLOSTERMAN and JERRIE A. KLOSTERMAN~~
c/o Denise Neckler
216 Holden St., DeDeDo, Guam 96912
GRANTOR'S NAME AND ADDRESS

Ret: JOSEPHINE ELLIOTT and WANDA STAVISKI
1379 VIA BELLEVA
SAN MARCOS, CA 92069

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Mountain Title Co.
on this 9th day of July A.D., 19 91
at 2:14 o'clock P M. and duly recorded
in Vol. M91 of Deeds Page 13272.
Evelyn Biehn County Clerk
By Pauline Muhlendore Deputy.

Fee, $5.00

STATE OF OREGON,
County of Klamath *ss.*
I certify that the within instrument was received for record on the 28th *day of* June, *19* 91, *at* 3:20 *o'clock* P *M., and recorded in book* M91 *on page* 12485 *or as file/reel number* 31319, *Record of Deeds of said county.*
Witness my hand and seal of County affixed.

COUNTY COMMISSIONERS KLAMATH COUNTY STATE OF OREGON

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Muhlendore *Deputy*

Fee $28.00

MOUNTAIN TITLE COMPANY