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NMC 25741

FORM No. 633—WARRANTY DEED (Individual or Co-Partners)

BUSINESS LAW PUBLISHING CO., PORTLAND, OR. 97204

32191

WARRANTY DEED

Vol. 229/ Page 14174

KNOW ALL MEN BY THESE PRESENTS, That William L. Cahill and Susan M. Cahill, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Cleveland O. Brown

, 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:

The Northwesterly 58 feet of Lot 8, Block 5, THE ORIGINAL TOWN OF LINKVILLE, NOW KLAMATH FALLS, in the County of Klamath, State of Oregon,

CODE 1 MAP 3809-32BD TL 6000

SUBJECT TO: Taxes for the year 1989-90 which are now a lien but not yet payable.

Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

Conditions, Restrictions as shown on the recorded plat of The Original Town of Linkville, now Klamath Falls.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) continued 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 except those as set forth above

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 \$ 45,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (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 17th day of October, 1989; 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 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.

STATE OF OREGON,)
County of Klamath) ss.
October 18, 1989

Personally appeared the above named William L. Cahill and Susan M. Cahill

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

(OFFICIAL SEAL) Before me, Arlene T. Addington

Notary Public for Oregon

My commission expires: 3-22-93

STATE OF OREGON, County of) ss.
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Personally appeared , 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, 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 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

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal SF
240 Main St
KFC 11661
NAME, ADDRESS, ZIP

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

NAME as above

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,)

County of) ss.

I certify that the within instrument was received for record on the day of , 19, at o'clock M., and recorded in book/reel/volume No. on page or as fee file/instrument/microfilm reception No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

14175

Contract, including the terms and provisions thereof, wherein the State of Oregon, by and through the Director of Veterans' Affairs is the vendor and Susan M. Cahill and William L. Cahill, husband and wife, are the vendees, dated November 30, 1988, recorded December 1, 1988, Book M88, page 20385, which contract of sale vendee will assume and agree to pay as set forth.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 19th day of July A.D. 1991 at 4:08 o'clock P.M., and duly recorded in Vol. M91 of Deeds on Page 14174.

FEE \$33.00

Evelyn Biehn, County Clerk

By Daniel M. Biehn