33045

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WARRANTY DEED

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RICK T. FRABOTTA and TINA M. DEBORTOLI, who acquired title as Tina M. Frabotta

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ____

ROBERT H. PARSONS and ROBERTA L. PARSONS, husband and wife ., 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 1 of DeBIRK HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"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

record and those apparent upon the land, if any, as the date of this deed 27

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 encymbrances 48,000.00

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 8th day of _________, 19 _, 19 [1

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.

STATE OF OREGON, amath ; ss. County of _

Personally appeared the above named _ RICK T. FRABOTTA TINA M. DEBORTOLI

acknowledged the foregoing instrument be neir _voluntary act and deed to Before me:

Notary Public for Oregon TMA commission expires: 6/8

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

Notary Public for Oregon . My commission expires:

> FOR RECORDER S USI

Fee \$28.00

STATE OF OREGON.

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Recording Officer

and that

RICK T. FRABOTTA and TINA M. DEBORTOL	I
•	
GRANTUR'S NAME AND ADDRESS	
ROBERT H. PARSONS and ROBERTA L. PARS	ONS
4020 BARRY ST	
KLAMATH FALLS, OR 97603	
GRANTLE'S NAME AND ADDRESS	
ROBERT H. PARSONS and ROBERTA L. PARS	ons
4020 BARRY ST	
KLAMATH FALLS, OR 97603	
NAME, ADDRESS, ZIP	
ROBERT H. PARSONS and ROBERTA L. PARS	ONS

97603

4020 BARRY ST

KLAMATH FALLS, OR

	<i>SS</i> .
	County ofKlamath
	I certify that the within instrument was
	received for record on the 9th
	day of <u>Aug.</u> , 19 91 .
	at11:55 o'clockAM., and recorded
,	in book <u>M91</u> on page <u>15645</u> or as
	file/reel number 33045 ,
	Record of Deeds of said county.
	Witness my hand and seal of County
	affixed.
	· · · · · · · · · · · · · · · · · · ·
	Evelyn Biehn, County Clerk

By Dauline Hullendore Deputy