35000

WARRANTY DEED_TENANTS BY ENTIRETY Vol. mg1_Page 19263

PORTLAND DR STOR

TRUSTEE

& Truin Officer.

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WILLIAM UM Asst. Vice Pres.

) 55.

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OFFICIAL

KNOW ALL MEN BY THESE PRESENTS, That

THE BANK OF CALIFORNIA, N.A. AS TRUSTEE

hereinafter called the grantor, to the consideration hereinafter stated to the grantor paid by BENJAMIN ESGUERRA AND VICENCIA ESGUERRA , husband and wife, hereinalter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditements and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH , State of Oregon, described as follows, to-wit:

Block <u>18</u>, Lot(s) <u>8</u> in Mt. Scott Meadows Subdivision, Tract No. <u>1027</u>, in the County of Klamath, State of Oregon, as per map recorded in the office of the County Recorder of said County, excepting oil, gas and other mineral and hydrocarbon substances beneath the surface thereof. Said conveyance shall be made subject to all conditions, covena nts, restrictions, reservations, easements, rights and rights of way of record or appearing in the recorded map of said tract and specifical-ly the covenants, conditions and restrictions set forth in that certain Declaration of Restrictions recorded in the Official Records of Klamath County, all of which are incorporated herein by reference with the same effect as though said Declaration were fully set forth herein.

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and that 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 \$ 6,000.00

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. day of if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by . 19 order of its board of directors. THE BANK OF CALIFORNIA, N.A. TRL

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-SCRIBED 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 PROFERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VENIFY APPROVED USES.

STATE OF OREGON,

County of

Before me:

C/O WYNWOOD AGENCY, INC.

3215 Ala Llima St B-503

(OFFICIAL

SEAL)

Fersonally appeared the above named

and acknowledged the loregoing instrument to be..... voluntary act and deed

Notary Public for Oregon

THE BANK OF CALIFORNIA, N.A., AS TRUSTEE

GRANTOR'S NAME AND ADD IESS

GRANTEE'S NAME AND ADDI ESS

My commision expires

P. O. BOX 2236, TACOMA, WA 98401

Eonolulu, HI 96818 1890110:7-18-08

96818 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be want to the following

NAME ADDRESS, ZIP

BENJAMIN & VICENCIA ESGUERI:A

After recording return to: Benjamin & Vicencia Esguerra

Benjamin & Vicencia Esguerra

3215 Ala Llima St. B-503

Honolulu, HI 96818

3215 Ala Llima St. B-503

Honolulu, HI

and that the seal attized to the foregoing instrument of ct said corporation and that said instrument was signed tail of said corporation by authority of its board of or them acknowledged said instrument to be its volutarity Entry Elefore met: Before me: auler C Hawten Notary Public for Dropen Washington My commission expires: 8-5-93=

SPACE RESERVED

FOR

RECORDER'S USE

ASHINGTON,

steady

Personally appeared

a a

STATE OF OREGON,

-ourse of KIME

WILLIAM J MACREA who, being duly sworn,

each for himself and not one for the other, did sny that the former is the $\mathcal{U} \cap \mathcal{E}$ president and that the latter is the

ASST UPPES IDENT secretary of THE STAR

County of Klamath

BUNDERSON

I certify that the within instrument was received for record on the in book/reel/volume No._M91 on page .19263 or as fee/file/instrument/microfilm/reception No. 35000 ... Record of Deeds of said county.

Witness my hand and seal of County affixed.

-Evelyn Biehn County Clerk

By Darstine Mullendere Deputy

Fees \$ 28.00

с,