

OK 35004

WARRANTY DEED—TENANTS BY ENTIRETY Vol. 1091 Page 19267

KNOW ALL MEN BY THESE PRESENTS, That
THE BANK OF CALIFORNIA, N.A. AS TRUSTEE

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by **FRANCISCO F. CRUZ & JULIETTE E. Y. CRUZ, TENANTS BY THE ENTIRETY**, husband and wife, hereinafter 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, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to-wit:

Block 2, Lot(s) 9 in Mt. Scott Meadows Subdivision, Tract No. 1027, 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, covenants, restrictions, reservations, easements, rights and rights of way of record or appearing in the recorded map of said tract and specifically 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

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 \$ 6,000.00

The true and actual consideration paid for the property is \$100,000. The sentence between the symbols Ⓢ, if not applicable, should be deleted. See OHS 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 _____ day of _____, 19____; 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 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.

STATE OF OREGON,

County of _____ } ss
 _____ 19____

Personally appeared the above named

..... and acknowledged the foregoing instru-
ment to be voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires

THE BANK OF CALIFORNIA, N.A. TRUSTEE

WASHINGTON

WASHINGTON
STATE OF OREGON, County of *CLATSOP*
September 9 19*91*
WILLIAM J. MCCREA
Asst. Vice Pres.
& Trust Officer

Personally appeared R. J. BUNDERSON and
WILLIAM J. WHEELER who, being duly sworn,

each for himself and not one for the other, did say that the former is the

each for himself and not one for the other, and say that the former is the
VICE president and that the latter is the
ASST VICE PRESIDENT secretary of THE BANK
OF CALIFORNIA

and that the seal affixed to the foregoing instrument was the seal of said corporation and that said instrument was signed and sealed by a majority of the members of the board of directors 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:

Before me:

Maile C. Hays
Notary Public for ~~D.C.~~ Washington
My commission expires: 8-5-92

A circular official seal of the State of Washington, Department of Social Services. The outer ring contains the text "OFFICIAL PUBLIC" at the top and "STATE OF WASHINGTON" at the bottom, separated by stars. The center of the seal features the date "AUG 19 1963" in a bold, sans-serif font. Above the date, the words "DEPARTMENT OF SOCIAL SERVICES" are written in a smaller, curved font. The seal is stamped over a document that contains some legible text, including "...s sealed ...", "...and each ...", and "...act of ...".

THE BANK OF CALIFORNIA, N.A., AS TRUSTEE
C/O WYNWOOD AGENCY, INC.
P. O. BOX 2236, TACOMA, WA 98401

1800011027 02 GRANTOR S NAME AND ADDRESS

FRANCISCO & JULIETTE CRUZ
7536 Mountain Oak
North Highlands, CA 95660

GRANTEE'S NAME AND ADDRESS

After recording return to:
Francisco & Juliette Cruz
7536 Mountain Oak
North Highlands, CA 95662

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

Francisco & Juliette Cruz
7536 Mountain Oak
North Highlands, CA 95660

STATE OF OREGON.

County of Klamath

I certify that the within instrument was received for record on the 24th day of September, 1991, at 11:00 o'clock A.M., and recorded in book/reel/volume No. M91 on page 19267 or as fee/file/instrument/microfilm/reception No. 35004. Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME	TITLE
Evelyn Biehn	County Clerk

Fees \$ 28.00

By Quintana Mendez Deputy