

36155

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

RICHARD C. MC COLLAM

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT J. BRENNAN and MARGARET W. BRENNAN, 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 54, FAIR ACRES SUBDIVISION NO. 1 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM that portion conveyed to Klamath County for the widening of Homedale Road recorded December 5, 1963 in Volume 347, page 511, Deed of Klamath County, Oregon.

SUBJECT TO: Trust Deed, including the terms and provisions thereof, dated November 9, 1983, recorded November 9, 1983 in Volume M83, page 19322, Microfilm Records of Klamath County, Oregon. THE ABOVE GRANTEE HAS AGREED TO ASSUME AND PAY IN FULL AND HOLD GRANTOR

HARMLESS HEREFROM. "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 \$66,500.00

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 October, 1991; 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, )  
County of Klamath ) ss.  
October 8, 1991

Personally appeared the above named  
RICHARD C. MC COLLAM

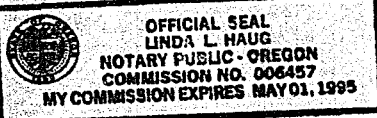
and acknowledged the foregoing instrument  
to be his voluntary act and deed.

Before me:

Notary Public for Oregon  
My commission expires:

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)



RICHARD C. MC COLLAM  
1004 HOMEDALE ROAD  
KLAMATH FALLS, OR 97603

GRANTOR'S NAME AND ADDRESS  
ROBERT J. BRENNAN and MARGARET W. BRENNAN  
201 W. OAK AVE 6436 Chimney  
EL SEGUNDO, CA K Falls St 97603

GRANTEE'S NAME AND ADDRESS  
After recording return to:  
ROBERT J. BRENNAN and MARGARET W. BRENNAN  
201 W. OAK AVE sec above  
EL SEGUNDO, CA 90245

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
ROBERT J. BRENNAN and MARGARET W. BRENNAN  
201 W. OAK AVE sec above  
EL SEGUNDO, CA

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.  
County of Klamath  
I certify that the within instrument was  
received for record on the 16th  
day of Oct., 1991,  
at 10:53 o'clock A.M., and recorded  
in book M91 on page 21633 or as  
file/reel number 36155.  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Deputy

Fee \$28.00