36415 MTC26416-LB

WARRANTY DEED

Vol.<u>mg/</u>Page 22120

KNOW ALL MEN BY THESE PRESENTS, That . DONALD M. LEFLER PHYLLIS E. LEFLER, as tenants by the entirety

, 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, ____ and State of Oregon, described as follows, to-wit: KLAMATH situated in the County of ____

Lot 2, Block 3, TRACT NO. 1155, TWIN RIVER VIEW ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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"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

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

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 10^{-5} day of <u>Corporations</u>, 19 <u>9</u> 1

if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly suthorized thereto by order of its board of directors. CALIFORNIA

STATE OF DREGON, County of LAKE OCTODER 10

Personally appeared the above named . DONALD M. LEFLER PHYLLIS E. LEFLER

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

Before me:

Notary Public for Ordson/ / / CALIFORA 14 My commission expires: 4-27-93

١	<u>AAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAA</u>	
\$	OFFICIAL SEAL	1
ģ	DALE L. PARKS	ľ
d	NOTARY PUBLIC - CALIFORNIA	2
ł	LAKE COUNTY	
1	My Comm. Expires April 27, 1993	6

president, and by secretary of	
a corporation, on behalf of the corporatio	n.

hu

The foregoing instrument was acknowledged before me this

Notary Public for Oregon _ My commission expires:

SPACE RESERVED

NUMBER IN

\$28.00

STATE OF OREGON, County of _

in

(SEAL) ss.

) \$\$.

and that

-DONALD M. LEFTLER and THTILDID H. LINTIDR
P.D. Box 1477 HCR2
middletown, CA 45461
GRANGURS NAME AND ADDRESS LESTER J. CHEADLE and PATRICIA M. CHEADLE 8144 GUATAY ST.
SAN DIEGO, CA 92114
GRANTEE'S NAME AND ADDRESS
"LESTER"J. CHEADLE and PATRICIA M. CHEADLE
8144 GUATAY ST.
SAN DIEGO, CA 92114
NAME, AUDRESS, ZIP
Und a charge is reported all fas sufferences shall be sen to the following shallow LESTER J. CHEADLE and PATRICIA M. CHEADLE
8144 GUATAY ST.
SAN DIEGO, CA 92114

NAME ADDRESS 71P

County of ____ Klamath I certify that the within instrument was

STATE OF OREGON.

received for record on the <u>22nd</u> . 19 91 day of ___Oct. at 3:19 o'clock P. M., and recorded in book <u>M91</u> on page <u>22120</u> or as file/reel number ____ 36415 Record of Deeds of said county. Witness my hand and seal of County

affixed.

Evelyn Biehn, County Clerk Recording Officer By Or liney nucleader. Deputy