MOUNTAIN TITLE COMPANY Vol.<u>mg/</u>Page 23991 WARRANTY DEED 37472_{MTC26492-LB} KNOW ALL MEN BY THESE PRESENTS; That hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by , hereinafter called WILLIAM GALLACHER and JANICE L. GALLACHER, husband and wife 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: situated in the County of _____KLAMATH Lot 10 in Block 3 of TRACT 1155-TWIN RIVER VIEW, according to the official plat thereof on file in the office of the County Clerk of SUBJECT TO: Trust Deed (including terms and provisions) dated October 2, 1987 SUBJECT TO: Trust Deed (including terms and provisions) dated October 2, 1987 and recorded November 2, 1987, Vol M87, 1976&Microfilm Records of Klamath County, Oregon, wherein the beneficiary is Donald Lefler and Phyllis Lefler. The above Grantee does not agree to assume and to pay in full this obligation. MOUNTAIN TITLE COMPANY "This instrument will not allow use of the property described in this instrument in violation of applicable land use aws 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 fec simple and the above granted premises, free from all encumbrance 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 service and the service of the servic 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 26 day of OCTObee, 1971; if a corporate grantor, it has caused its name to be signed and sea affixed by its officers, duly authorized thereto by order of its board of directors. CALIFORNIA PENN STATE OF DRECKIN /) ss. (beau Personally appeared the above named KERRY S. PENN and acknowledged the foregoing instrument voluntary act , and deed. to be his) SS. STATE OF OREGON, County of _ The foregoing instrument was acknowledged before me this Before mauna Naus Howaha _, by Notary Public for Straguest CALIFORNIA , 19 __ president, and by -15-95 THY COUPERAL SEALDINES: 6 secretary of . GLORIA DAWN HOWARD _ corporation, on behalf of the corporation. NOTARY PUBLIC-CALIFORNIA PRINCIPAL OFFICE IN RIVERSIDE COUNTY Notary Public for Oregon (SEAL) My Commission Expires June 15, 1995 My commission expires: STATE OF OREGON, HERRY S. PENN SS. 23150 GRAY FOX DRIVE <u>Klamath</u> County of ____ I certify that the within instrument was CANYON LAKE, CA 92587 received for record on the 15th GRANTOR'S NAME AND

WILLIAM GALLACHER and JANICE L. GALLACHER 3347 NORTH MOUNTAIN VIEW DRIVE SAN DIEGO, CA 92116 GRANTEE'S NAME AND ADDRESS

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WILLIAM GALLACHER and JANICE L. GALLACHER 3347 NORTH MOUNTAIN VIEW DRIVE SAN DIEGO, CA 92116 NAME. ADDRESS. ZIP

WILLIAM GALLACHER and JANICE L. GALLACHER 3347 NORTH MOUNTAIN VIEW DRIVE SAN DIEGO, CA 92116 Fee \$28.00 NAME ADDRESS ZIP

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TALLAS

<u>Nov.</u> 19 91 day of _ at 3:00 o'clock P. M., and recorded in book <u>M91</u> on page 23991 or as 37472 file/reel number ____ Record of Deeds of said county. Witness my hand and seal of County affixed.

CE RESERVED

FOR

RECORDER'S USE

IN TITLE COMPANY

MOUNTAIN TITLE COMPANY

Evelyn Biehn, County Clerk Recording Officer B Dauline Multindare Deputy