

37527

WARRANTY DEED

Vol. m91 Page 24096KNOW ALL MEN BY THESE PRESENTS, That MONTI'S CONSTRUCTION INCORPORATED, an Oregon Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARTIN I. MONTI AND JANET L. MONTI, 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 9 in Block 42 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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 apparent to the land

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 \$ 6.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 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 12th day of November, 19 91; 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.
November 12, 19 91

MONTI'S CONSTRUCTION INCORPORATED,

By- [Signature]

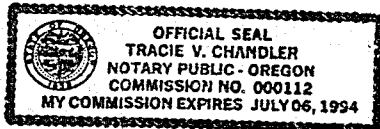
By- _____

Personally appeared the above named _____

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

Before me:

Notary Public for Oregon
My commission expires:



STATE OF OREGON, County of Klamath) ss.
The foregoing instrument was acknowledged before me this
November 12, 19 91, by _____

_____, president, and by MARTIN I. MONTI,
_____, secretary of Monti's Construction
Incorporated, an Oregon corporation
a n Oregon corporation, or behalf of the corporation.

Notary Public for Oregon
My commission expires: 7-6-94 (SEAL)

Monti's Construction Inc.
1504 Oregon Ave.

Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Martin I. and Janet L. Monti

641 Front St.

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal Savings & Loan

540 Main St.

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

Fee \$28.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was
received for record on the 18th
day of Nov., 19 91
at 11:50 o'clock AM. and recorded
in book M91 on page 24096 or as
file/reel number 37527.

Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Muller Deputy