

1-1-74

WARRANTY DEED

Volume 91 Page 26886

39082

KNOW ALL MEN BY THESE PRESENTS, That Michael Johnson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Dr. Frank C. Bettag and Irene Bettag, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 4 in Block 19 of Sprague River Valley Acres, Klamath County, Or  
2.67 acres m/1  
APN: R-3612-001D0-03300

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 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 \$4,000.00

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 5th day of December, 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.

(If executed by a corporation,  
affix corporate seal)

STATE OF ~~OREGON~~ California )  
County of Los Angeles ) ss.  
December 5, 19 91

Personally appeared the above named  
Michael Johnson

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

Before me:  
(OFFICIAL SEAL) Sylvia H Kovacs  
Notary Public for ~~Oregon~~ California  
My commission expires: 2/20/95

Michael Johnson

P.O.Box 3076

Culver City, CA 90230

GRANTOR'S NAME AND ADDRESS

Dr. Frank &amp; Irene Bettag

410 S. N St.

Lompoc, CA 93436

GRANTEE'S NAME AND ADDRESS

After recording return to:

Dr. Frank &amp; Irene Bettag

410 S. N St.

Lompoc, CA 93436

NAME, ADDRESS, ZIP

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

Dr. Frank &amp; Irene Bettag

410 S. N St.

Lompoc, CA 93436

NAME, ADDRESS, ZIP

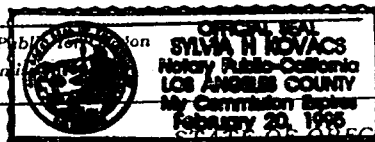
STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19 \_\_\_\_.

Personally appeared \_\_\_\_\_ and  
\_\_\_\_\_, who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
\_\_\_\_\_, president and that the latter is the  
\_\_\_\_\_, secretary of \_\_\_\_\_

\_\_\_\_\_, a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in be-  
half 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:

Notary Public for Oregon  
My commission expires



(OFFICIAL SEAL)

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
26th day of Dec., 19 91,  
at 12:13 o'clock P.M., and recorded  
in book M91 on page 26886 or as  
file/tape number 39082

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline M. Mendenhall, Deputy

Fee \$28.00