

42388

WARRANTY DEED

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JOSEPH BONURA, as ancillary personal representative of the estate of ANNA BONURA, deceased, in the State of Oregon, and as Executor of the estate of ANNA BONURA, deceased, in the State of New Jersey, Grantor, (Anna Bonura having died testate a resident of New Jersey on October 14, 1990 and Albert Bonura having predeceased his spouse Anna Bonura on February 1, 1990), conveys and warrants to LAURETTA WEBB, unmarried, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 12, Block 1, TRACT 1085, COUNTRY GREEN, according to the official plat of record in the office of the County Clerk, Klamath County, State of Oregon.

TOGETHER WITH THE FOLLOWING DESCRIBED MOBILE HOME WHICH IS FIRMLY AFFIXED TO THE PROPERTY: Year/1978 Make/RIDGW Serial Number/09L13780.

The Warranty is hereby limited to the amount of the purchase price or \$27,500.00.

SUBJECT TO:

1. Agreement, subject to the terms and provisions thereof,
2. The effect, if any, of reservations and restrictions as contained in plat dedication, to wit:

SUBJECT TO AND EXCEPTING RESERVATIONS, RESTRICTIONS, EASEMENTS, AND RIGHTS OF WAY OF RECORD AND THOSE APPARENT UPON THE LAND.

The true and actual consideration for this conveyance is Twenty-seven Thousand Five Hundred Dollars (\$27,500.00).

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 PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Dated this 23 day of December, 1991.

GRANTOR

Joseph Bonura
JOSEPH BONURA, As Ancillary
Personal Representative of the
Estate of Anna Bonura, Deceased,
in the State of Oregon,
and as Executor of the Estate
of Anna Bonura, Deceased, in
the State of New Jersey

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Wendy E. Brooks
Notary Public for the State of Florida at Large
My Commission Expires Feb 11, 1992
Bonds and Agency Brokerage

Lauretta Webb
7203 Boyd Court
Klamath Falls, Oregon 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

on this 18th day of March A.D., 1992
at 3:24 o'clock P M. and duly recorded
in Vol. M92 of Deeds Page 5736
Evelyn Biehn County Clerk
By Pauline G. Miller Deputy

Fee. \$35.00