

46773

MTC 27098 KR

WARRANTY DEED

Vol. m92 Page 14098

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM A. GREENE, SR., Trustee of the GREENE INVESTMENT TRUST

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CATHY COGAR, 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:

Lots 1 through 8, Block 2, NORTH KLAMATH FALLS ADDITION, 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 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 \$ 60,000.00

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 June, 19 92: 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~~ WASHINGTON)
County of Spokane) ss.
June 5, 19 92.

GREENE INVESTMENT TRUST
by William A. Greene, Sr., Trustee

Personally appeared the above named William S. Greene, Sr., Trustee of The Greene Investment Trust

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

Before me: Lana Heubach
Notary Public for ~~Oregon~~ Washington
My commission expires: 6/9/93

STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this _____, 19 _____, by _____, _____ president, and by _____ secretary of _____ a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)

GREENE INVESTMENT TRUST	
14711 W. REBEL LANE	
MEAD, WA 99021	
GRANTOR'S NAME AND ADDRESS	
CATHY COGAR	
5729 ALTAMONT	
KLAMATH FALLS, OR 97603	
GRANTEE'S NAME AND ADDRESS	
CATHY COGAR	
5729 ALTAMONT	
KLAMATH FALLS, OR 97603	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address:	
CATHY COGAR	
5729 ALTAMONT	
KLAMATH FALLS, OR 97603	
NAME, ADDRESS, ZIP	

STATE OF OREGON, ss.
County of Klamath
I certify that the within instrument was received for record on the 26th day of June, 19 92 at 3:35 o'clock P M., and recorded in book M92 on page 14098 or as file/reel number 46773.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Mulinda Deputy

Fee \$30.00