

51561

MTZ 28410-HF

## WARRANTY DEED

Vol. m92 Page 22646

KNOW ALL MEN BY THESE PRESENTS, That

ALAN ALDERSON and LORRAINE ALDERSON, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by \_\_\_\_\_, 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:

TRACTS 126 and 127 of SPINKS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being a portion of Lot 6, in Section 34 T24S, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, as shown on that certain map marked Exhibit "A" and attached to the deed from Claudia L. Lorenz to the City of Chiloquin recorded as a part thereof in Volume, M66 at Page 11309 to 11313, Microfilm Records of Klamath County.

## MOUNTAIN TITLE COMPANY

"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 \$ 10,000.00

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 \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_; 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 Douglas ) ss.  
9-25, 19 92

Personally appeared the above named  
ALAN ALDERSON  
LORRAINE ALDERSON

X Alan Alderson  
ALAN ALDERSON  
X Lorraine Alderson  
LORRAINE ALDERSON

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

Before me:

Notary Public for Oregon

My commission expires: 1-1-94

Pam Thayer  
PAM THAYER  
NOTARY PUBLIC - OREGON  
My Commission Expires 1-1-94

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)

ALAN ALDERSON and LORRAINE ALDERSON

P. O. BOX 265

OAKLAND, CA 97462

GRANTOR'S NAME AND ADDRESS

GEORGE C. EARTH

1108 PAGE

SAN FRANCISCO, CA 94117

GRANTEE'S NAME AND ADDRESS

After recording return to:

GEORGE C. EARTH

1108 PAGE

SAN FRANCISCO, CA 94117

NAME, ADDRESS, ZIP

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

GEORGE C. EARTH

1108 PAGE

SAN FRANCISCO, CA 94117

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 29th day of Sept., 19 92, at 3:27 o'clock P M., and recorded in book M92 on page 22646 or as file/reel number 51561.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Muehlenberg Deputy

Fee \$30.00