

53947

WARRANTY DEED

MTC 28087

KNOW ALL MEN BY THESE PRESENTS, That C. David Reukema and June C. Reukema, as Tenants by the Entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Marlin D. McAllister and Rae A. McAllister, as Tenants by the Entirety, 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:

The Southwesterly 68 feet of Lot 5, and the Northwesterly 17.9 feet of Lot 6, WINEA GARDENS, 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 apparetn upon the land, if any, as of the date of this deed,

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 \$ 79,000.00.  
~~However, the actual consideration consists of other property or services rendered which is the whole or part of the consideration (if any) and which, 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 13th day of November, 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.

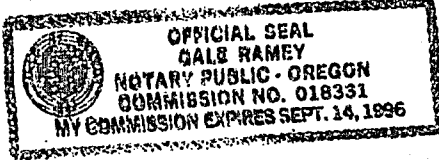
STATE OF OREGON,  
 County of Klamath ss.  
 November 13th, 19 92.

C. David Reukema  
 C. David Reukema  
June C. Reukema  
 June C. Reukema

Personally appeared the above named  
C. David Reukema and  
June C. Reukema

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

Before me: Gale Ramey  
 Notary Public for Oregon  
 My commission expires: 9/14/96



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 \_\_\_\_\_ (SEAL)  
 My commission expires: \_\_\_\_\_

C. David Reukema  
June C. Reukema

GRANTORS NAME AND ADDRESS

Marlin D. McAllister  
Rae A. McAllister  
1804 Carlson Dr., Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Klamath First Federal  
P. O. Box 5270  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
Klamath First Federal  
P. O. Box 5270  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 13th day of Nov, 1992, at 3:48 o'clock P M., and recorded in book M92 on page 27082 or as file/reel number 53947, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Pauline Mueland, Deputy

Fee \$30.00