

## WARRANTY DEED

Volume Page 28021

54401

KNOW ALL MEN BY THESE PRESENTS, That Harold W. Fleming

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Anthony William Conforti and Carol Linda Conforti, 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 \_\_\_\_\_ and State of Oregon, described as follows, to-wit:

Lot(s), 34 Block, 45

Klamath Falls Forest Estates, Highway 66

Unit Flat No. 2

As recorded in Klamath County, Oregon

Consisting of 4.06 net acres and 4.28 gross acres

(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 \$ 4500.00.

However, the actual consideration consists of or includes other property or value given or promised which is (the whole) 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 21st day of November, 1992; 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.

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.

STATE OF OREGON, } ss.  
County of Los Angeles }  
November 23, 1992STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

Personally appeared \_\_\_\_\_, 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 \_\_\_\_\_

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 behalf 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:

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires: Jan. 13, 1995

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

Harold W. Fleming  
11229 Keith Drive  
Whittier, CA 90606  
GRANTOR'S NAME AND ADDRESS

Anthony William Conforti  
Carol Linda Conforti  
11103 See Drive, Whittier, CA 90606  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Anthony William Conforti  
Carol Linda Conforti  
11103 See Drive Whittier CA 90606  
NAME, ADDRESS, ZIP

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

Anthony William Conforti  
Carol Linda Conforti  
11103 See Drive Whittier CA 90606  
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 25th day of Nov., 1992, at 11:27 o'clock AM., and recorded in book/reel/volume No. M92 on page 28021 or as fee/file/instrument/microfilm/reception No. 54401, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By \_\_\_\_\_ Deputy

Fee \$30.00