

57764

WARRANTY DEED

MTC 29296-MK

Vol. 1993 Page 3639

KNOW ALL MEN BY THESE PRESENTS, That

TRUSTEES OF THE BELMONTE FAMILY TRUST established July 26, 1990

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BARRY S. MORINAKA and RONALD A. MORINAKA, with the rights of survivorship 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:

That portion of the NE 1/4 of the SE 1/4 of Section 6, Township 35 South, Range 9 East of the Willamette Meridian, lying North of the Sprague River Road and East of Sprague River.

"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 \$ 16,000.00

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 19 day of Feb, 1993; 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 \_\_\_\_\_ ) ss.

TRUSTEES OF THE BELMONTE FAMILY TRUST  
Dominic Belmonte  
DOMINIC BELMONTE, TRUSTEE  
Isabelle Caron Belmonte  
ISABELLE CARON BELMONTE, TRUSTEE

Personally appeared the above named  
TRUSTEES OF THE BELMONTE FAMILY TRUST

and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed.

Before me:

Notary Public for Oregon  
My commission expires:

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)

TRUSTEES OF THE BELMONTE FAMILY TRUST

6912 PACIFIC VIEW DRIVE

LOS ANGELES, CA 90068

GRANTOR'S NAME AND ADDRESS

BARRY S. MORINAKA and RONALD A. MORINAKA

3250 WILSHIRE BLVD, SUITE 1610

LOS ANGELES, CA 90010

GRANTEE'S NAME AND ADDRESS

BARRY S. MORINAKA and RONALD A. MORINAKA

3250 WILSHIRE BLVD, SUITE 1610

LOS ANGELES, CA 90010

NAME, ADDRESS, ZIP

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

BARRY S. MORINAKA and RONALD A. MORINAKA

3250 WILSHIRE BLVD, SUITE 1610

LOS ANGELES, CA 90010

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was

received for record on the \_\_\_\_\_

day of \_\_\_\_\_, 19\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in

book \_\_\_\_\_ on page \_\_\_\_\_ or as

file/reel number \_\_\_\_\_,

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

By \_\_\_\_\_ Recording Officer

Deputy

SPACE RESERVED

FOR

RECORDERS USE

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

**ALL-PURPOSE ACKNOWLEDGMENT**State of CaliforniaCounty of Los AngelesOn 19 February 1993 before me, Pina Braun, Notary Public

DATE

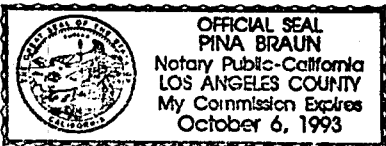
NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Dominic Belmonte as Isabelle Cass Belmonte

NAME(S) OF SIGNER(S)

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal



SIGNATURE OF NOTARY

**CAPACITY CLAIMED BY SIGNER**

- ☒ INDIVIDUAL(S)  
☐ CORPORATE  
 OFFICER(S) \_\_\_\_\_ TITLE(S) \_\_\_\_\_  
☐ PARTNER(S)  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ SUBSCRIBING WITNESS  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

**SIGNER IS REPRESENTING:**

NAME OF PERSON(S) OR ENTITY(IES)

Themselves**ATTENTION NOTARY:** Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to unauthorized document.

THIS CERTIFICATE  
MUST BE ATTACHED  
TO THE DOCUMENT  
DESCRIBED AT RIGHT:

Title or Type of Document Warranty DeedNumber of Pages 1

Date of Document \_\_\_\_\_

Signer(s) Other Than Named Above \_\_\_\_\_

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 22nd day  
 of Feb. A.D., 19 93 at 11:36 o'clock A M., and duly recorded in Vol. M93  
 of Deeds on Page 3639.

FEE \$35.00

Evelyn Biehn - County Clerk

By Ruthie Muckendorfer