

60305

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

DANIEL P. SELIG

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD GOODWIN AND LAVON GOODWIN as Co-Trustees of THE GOODWIN TRUST Dated April 13, 1988, 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:

**and SANDRA L. LACK, as Tenants in Common.

Lot 26 in Block 8 of ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

APR 22 1993 36

"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 of 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 \$ 53,000.00

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 17th day of April, 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 Plymouth
April 17, 19 93

Daniel P. Selig
DANIEL P. SELIG

Personally appeared, the above named
Daniel P. Selig

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

Before me, Marlene Reis
Notary Public for Oregon
My commission expires: Nov. 5, 1993

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)

Daniel P. Selig	
P.O. Box 458	
W. Hyannisport, MA 02672	
GRANTOR'S NAME AND ADDRESS	
The Goodwin Trust & Sandra Lee Lack	
2038 California Ave.	
Klamath Falls, OR 97601	
GRANTEE'S NAME AND ADDRESS	
After recording return to:	
The Goodwin Trust & Sandra Lee Lack	
2038 California Ave.	
Klamath Falls, OR 97601	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address:	
The Goodwin Trust & Sandra Lee Lack	
2038 California Ave.	
Klamath Falls, OR 97601	
NAME, ADDRESS, ZIP	

STATE OF OREGON,	
County of <u>Klamath</u> ss.	
I certify that the within instrument was received for record on the <u>22nd</u> day of <u>April</u> , 19 <u>93</u> , at <u>11:36</u> o'clock <u>A</u> .M., and recorded in book <u>M93</u> on page <u>8529</u> or as file/reel number <u>60305</u>	
Record of Deeds of said county.	
Witness my hand and seal of County affixed.	
Evelyn Biehn, County Clerk	
Recording Officer	
By <u>Pauline Nicholas</u> Deputy	
Fee \$30.00	

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY