

61366

KNOW ALL MEN BY THESE PRESENTS, That

WARRANTY DEED

Vol 93 Page 10634

Theresa Jibilian

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Donald K. Scoggin

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 Klamath and State of Oregon, described as follows, to-wit:
Lot 43 Block 8 Sprague River Valley Acres, as per Plat recorded in the office of the County Recorder of said County. 1.5 acres m/1
APN: 3612-002A0-01200

(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

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 \$ 4750.00.
However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 2nd day of May, 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.

Theresa Jibilian
Theresa Jibilian

STATE OF CALIFORNIA

COUNTY OF Los Angeles

ss.

On May 2, 1993 before me, Sylvia H. Kovacspersonally appeared Theresa Jibilian

(Here insert name and title of the officer)



OFFICIAL SEAL
SYLVIA H KOVACS
Notary Public - California
LOS ANGELES COUNTY
My Commission Expires
February 20, 1995

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.

Sylvia H. Kovacs
Signature

(Seal)

ACKNOWLEDGEMENT — All Purpose — Voluntary Form 23/CA — Rev. 1-91
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THERESA JIBILIAN

7226 ARIZONA AVE.

LOS ANGELES, CA 90045

GRANTOR'S NAME AND ADDRESS

DONALD K. SCOGGIN

P.O. Box 2961

Petaluma, CA 94953

GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

DONALD K. SCOGGIN

P.O. BOX 2961

Petaluma, CA 94953

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 12th day of May, 19 93, at 11:34 o'clock A.M., and recorded in book M93 on page 10634 or as file/reel number 61366, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By Debra M. Anderson Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$30.00