

63486

WARRANTY DEED

MTC 29848-HF

KNOW ALL MEN BY THESE PRESENTS, That MONICO V. RAMIREZ and MARIA V. RAMIREZ, husband and wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JESUS V. REYES and MARIA G. REYES, husband and wife, 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 CLATSOP and State of Oregon, described as follows, to-wit:

Lot 5, Block 4, TRACT NO. 1087, FIRST ADDITION TO BANYON PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY

"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."

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 cash and actual consideration paid for this transfer, stated in terms of dollars, is \$ 65,000.00

[illegible]

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.

Witness my hand and seal of the grantor has executed this instrument this 16th day of June, 1993;

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 16 day of June, 19 93;

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.

Marion V. Korman

STATE OF OREGON.
County of Klamath ss.
June 16, 1993.

MONICO V. RAMIREZ
MARIA V. RAMIREZ

Personally appeared the above named _____
 MONICO V. RAMIREZ

 MARIA V. RAMIREZ

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

Before me:

John M. Fisk

Notary Public for Oregon
My commission expires:



STATE OF OREGON, County of _____, 19__.

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: _____

~~MONICO V. RAMIREZ~~

4614 Alpine Dr
Klamath Falls, OR 97603

JESUS V. REYES

4614 ALPINE DRIVE
KLANATH FALLS, OR 97603

After ~~fourteen~~ ^{four} months, **JESUS V. REYES**

4614 ALPINE DRIVE
KLANATH FALLS, OR 97603

JESUS V. REYES

4614 ALPINE DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON.

County of Klamath
 I certify that the within instrument was
 received for record on the 23rd
 day of June, 1993.
11:17 o'clock A. M. and recorded
 in book M93, on page 14821 or as
 file record number 63486.
 Record of Deeds of said County.
 Witness my hand and seal of County
 affixed.

Evelyn Biehn, county Clerk
Recording Officer
By Dorlene M. Mendenhall Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY