

NL 66088

MTC 30173  
WARRANTY DEED

Vol. M93 Page 19978

KNOW ALL MEN BY THESE PRESENTS, That

KALLOOR JOSEPH DEVASIA AND SARAMMA DEVASIA

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

HARRY J. PERE

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 12 in Block 10 of TRACT 1108, SEVENTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Subject to:

- 1) 1993-94 real property taxes which are a lie not yet due and payable
- 2) Conditions, restrictions and easements of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with 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 as stated above

and that grantor will warrant and forever defend the 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 \$127,500.00

ⓐ 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, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations, and to individuals.

In Witness Whereof, the grantor has executed this instrument this 6 day of August, 1993 if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so 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.

Kalloor Joseph Devasia  
Saramma Devasia

STATE OF OREGON, County of Jackson

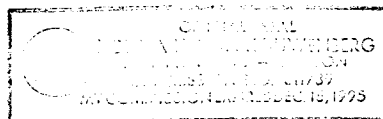
This instrument was acknowledged before me on August 6, 1993 by Kalloor Joseph Devasia & Saramma Devasia

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



My commission expires \_\_\_\_\_

Notary Public for Oregon

Quadia  
10951 SE Stevens Way  
Portland, OR 97266

Grantor's Name and Address

Harry Pere  
2369 Juno Ln  
Santa Rosa, CA 95401

Grantee's Name and Address

Crater Title Co.  
604 West Main St  
Medford, OR 97501

Until requested otherwise send all tax statements to (Name, Address, Zip):

Grantee  
2369 Juno Ln  
Santa Rosa, CA 95401

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 11th day of Aug. 1993 at 11:37 o'clock A.M., and recorded in book/reel/volume No. M93 on page 19978 and/or as fee/file/instrument/microfilm/reception No. 66088. Record of Deeds of said County.

Witness my hand and seal of County attixed.

Evelyn Biehn, County Clerk.

NAME

TITLE

By [Signature] Deputy.

Fee \$30.00