

0900415214 MTC 30643

OREGON
DEPARTMENT OF
VETERANS' AFFAIRS

09-22-93A11:24 RCVD

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MTC 30643
SPECIAL WARRANTY DEED

Account Number CO4223	County Tax Account Number R632836
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The STATE OF OREGON, by and through the Director of Oregon Department of Veterans' Affairs, grantor, conveys and specially warrants unto Robert L. Toy and Mary M. Toy, grantee(s), the following described real property free of encumbrances created or suffered by the grantor on or before January 25, 1985, except as specifically set forth herein situated at 1432 Division, Klamath Falls, Oregon 97601 in Klamath County, State of Oregon, to wit:

Lot 16, Block 216, MILLS SECOND ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Any taxes for 1993-94 when due or payable.
2. Any Right of Redemption as Provided by Law.
3. Reservations and restrictions as set out in Deed recorded December 27, 1913 in Volume 41, Page 337, Deed Records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$42,000.

AFTER RECORDING RETURN TO:

Klamath First Federal
540 Main Street
Klamath Falls, OR 97601

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

Robert L. Toy
321 Laguna
Tracy, CA 95376

SPECIAL WARRANTY DEED (Continued)

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Account Number C04223	County Tax Account Number R632836
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TO HAVE AND TO HOLD said real property unto said grantee(s), their heirs and assigns forever.

"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 USES."

IN WITNESS WHEREOF, the Director of the Oregon Department of Veterans' Affairs has caused these presents to be executed this September 14, 1993. The foregoing recital of consideration is true as I verily believe.

Director of Oregon Department of Veterans' Affairs

By

Curt R. Schnepf

Curt R. Schnepf
Manager, Accounts Services

STATE OF OREGON

)

) ss

County of Marion

)

September 14, 1993

personally appeared the above-named Curt R. Schnepf and, being first duly sworn, did say that he is duly authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me:

Ruth Warren
Notary Public For Oregon

My Commission Expires: February 11, 1994

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 22nd day
of Sept. A.D., 19 93 at 11:24 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 24342

Evelyn Biehn County Clerk

FEE \$35.00

By

Pauline Mullender