

68839

## MOUNTAIN TITLE COMPANY

Vol. m93 Page 25127

WARRANTY DEED  
MTC 31041-11F

KNOW ALL MEN BY THESE PRESENTS, That  
LEROY F. HOBLIT and MARILYN M. HOBLIT, as tenants by the entirety  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
FRANK E. HOBLIT, an unmarried man  
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:

The Northwesterly 90 feet of Lot 40, FIRST ADDITION TO SUNNERS LANE  
HOMES, according to the official plat thereof on file in the office of  
the County Clerk of Klamath County, Oregon.

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"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 the date of this deed

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 and that the true and actual consideration paid for this transfer, stated in terms of dollars is \$ 63,000.00

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 27th day of September, 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.

STATE OF OREGON,

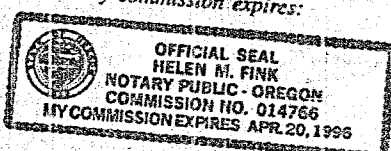
County of Klamath, ss. 9/27, 19 93.

Personally appeared the above named  
LEROY F. HOBLIT  
MARILYN M. HOBLIT

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

Before me:

Helen M. Fink  
Notary Public for Oregon  
My commission expires:



STATE OF OREGON, County of \_\_\_\_\_  
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)

LEROY F. HOBLIT and MARILYN M. HOBLIT  
4306 PINE GROVE RD.  
KLAMATH FALLS, OR 97603

GRANTOR'S NAME AND ADDRESS  
FRANK E. HOBLIT  
3325 HOPE STREET  
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS  
FRANK E. HOBLIT  
3325 HOPE STREET  
KLAMATH FALLS, OR 97603

NAME, ADDRESS, ZIP  
FRANK E. HOBLIT  
3325 HOPE STREET  
KLAMATH FALLS, OR 97603

Fee \$30.00

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STATE OF OREGON,  
County of Klamath, ss.  
I certify that the within instrument was received for record on the 29th day of Sept., 19 93, at 9:18 o'clock A. M., and recorded in book M93 on page 25127 or as file/reel number 68839.  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
B. Pauline Miller, Deputy

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09-29-93A09:18 RCVD