

69327

Return: 10-07-93 P03:03 RCVD
 JACKSON COUNTY TITLE DIVISION
 CONTINENTAL LAWYERS TITLE COMPANY
 502 W. Main Street (P. O. Box 218) Medford, OR 97501 (503) 779-2311
 MTC 31195
 SPECIAL WARRANTY DEED

Vol. 93 Page 26112

KNOW ALL MEN BY THESE PRESENTS, that ,

CLTC EXCHANGE COMPANY, A CALIFORNIA CORPORATION

hereinafter called the Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

BRIAN E. GRIFFITH and JANICE M. GRIFFITH
 HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY

hereinafter called the Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath State of Oregon, described as follows, to wit:

LOTS 96, 97 AND 98 OF SECOND ADDITION TO SPORTSMAN PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

TOGETHER WITH ALL WARRANTIES RECEIVED BY GRANTOR AT TIME OF ACQUISITION OF SUBJECT PROPERTY, BUT WITHOUT LIABILITY THEREFOR.

TO HAVE AND TO HOLD the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And Grantor hereby covenants to and with the said Grantee and Grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

THE TRUE AND ACTUAL CONSIDERATION paid for this transfer, stated in terms of dollars is \$ EXCHANGE OF PROPERTIES; however, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

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 individuals and to corporations.

IN WITNESS WHEREOF, the grantor has caused its name to be signed this 6th day of October, 1993 by its officers duly authorized thereto 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."

CLTC EXCHANGE COMPANY

Karen Estrada
 Karen Estrada, Vice President

STATE OF OREGON
 COUNTY OF JACKSON

The foregoing instrument was acknowledged before me this 6th day of October, 1993, by Karen Estrada, Vice President of CLTC EXCHANGE COMPANY, a corporation, on behalf of the corporation.



OFFICIAL SEAL
 J. TRUMBLE
 NOTARY PUBLIC - OREGON
 COMMISSION NO. 019113
 MY COMMISSION EXPIRES SEPT. 07, 1998

J. Trumble

Notary Public for Oregon

My commission expires 9-7-98

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Mountain Title Co

on this 7th day of Oct. A.D., 19 93
 at 3:03 o'clock P.M. and duly recorded
 in Vol. N93 of Deeds Page 26112

Evelyn Biehn County Clerk

By Dorothy M. Anderson

Deputy.

Fee, \$30.00

Mail Tax Statements to:

Grantee
 4591 CLOUDCREST DRIVE
 MEDFORD, OR 97504