

10-22-93P03:09 RCVD

MOUNTAIN TITLE COMPANY

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WARRANTY DEED

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MTC 31337-KR

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM DAVID HALLMARK and SHELLY LEE BRADLEY who took title as SHELLY LEE HALLMARK hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ALFRED L. EDGAR and JUDY A. EDGAR, 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 KLAMATH and State of Oregon, described as follows, to-wit:

Lot 25 of SUMMERS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

~~SUBJECT TO: Trust Deed recorded May 25, 1983, in Volume M83, page 8118, Microfilm Records of Klamath County, Oregon in favor of Town & Country Mortgage, Inc., an Oregon corporation who subsequently assigned to Western States Mortgage Company, a Washington corporation who subsequently assigned to Peoples Mortgage Company, a Washington corporation who the Grantors herein agree to assume and pay in full.~~

"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 *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 true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 30,171.76

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 15th day of October, 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 Clatsop, ss.
October 15, 19 93

Personally appeared the above named _____
WILLIAM DAVID HALLMARK
SHELLY M LEE HALLMARK

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

Before me: Kristen L. Keld
Notary Public for Oregon
My commission expires: 11/16/95



STATE OF OREGON, County of _____) ss.
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)

~~WILLIAM DAVID HALLMARK and SHELLEY LEE HALLMARK~~

P.O. Box 696
Merrill, OR 97633

GRANTOR'S NAME AND ADDRESS
ALFRED L. EDGAR and JUDY A. EDGAR
33700 Lake Forest Rd.
CHILCOQUIN, OR 97624

ALFRED L. EDGAR and JUDY A. EDGAR
33700 Lake Forest Rd.
CHILLOQUIN, OR 97624

ALFRED L. EDGAR and JUDY A. EDGAR
33700 Lake Forest Rd.
CHILOQUIN, OR 97624

STATE OF OREGON,

County of Klamath
I certify that the within instrument was
received for record on the 22nd
day of Oct, 19 93,
at 3:09 o'clock P. M., and recorded
in book M93 on page 27789 or as
file/reel number 70152,
Record of Deeds of said county.
Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Pauline Mullendore Deputy

Fee \$30.00

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