

76805

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS That  
SOUTH VALLEY STATE BANK, an Oregon Corporation

MTC 32196-MK Vol. M94 Page 6311

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Klamath Restoration Group

the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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:

All of Lot 5, Block 36, ORIGINAL TOWN OF LINKVILLE, (Now City of Klamath Falls, ), excepting therefrom a strip of land 1 foot in width off the Easterly side of said Lot 5 and a strip of land 8 feet in width off the rear end of said Lot 5, reserved as an alley.

MOUNTAIN TITLE COMPANY

"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 of the above granted premises, free from all encumbrances except those of record as of 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 \$ 0. 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 91.030 )

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 individuals.

In Witness Whereof, the grantor has executed this instrument this 23 day of April, 1986, 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.

(if executed by a corporation, affix corporate seal)

South Valley State Bank

STATE OF OREGON,

County of \_\_\_\_\_, ss.  
19 \_\_\_\_\_

BY: *Allen L. Craig* President

STATE OF OREGON, County of \_\_\_\_\_, ss.  
4/23 19 86

Personally appeared *Allen L. Craig* who, being duly sworn,

do hereby certify that the foregoing is the true and correct copy of the original as the same appears from the records of said county.

*South Valley State Bank* a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed by the half of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: *J. Linda Steller* Notary Public for Oregon My commission expires: 4/13/89

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

SVSB

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 28th day of February, 19 94, at 10:50 o'clock A.M., and recorded in book M94 on page 6311 or as file/reel number 76805 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk  
By *Annette Mueller* Deputy

Fees: \$30.00

GRANTOR'S NAME AND ADDRESS  
*Klamath Restoration Group  
2250 Ranch Road  
Ashland, OR 97520*

GRANTEE'S NAME AND ADDRESS  
After recording return to:  
*same*

NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address:  
*same*

NAME, ADDRESS, ZIP