

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That  
ANNIE L. KORPELA

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by \_\_\_\_\_  
ELVIN SMITH and FLORA MAXINE SMITH, 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 7 in Block 3 of Tract No. 1053, OREGON SHORES SUBDIVISION, according to the official  
plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

## 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." AND TO DETERMINE ANY  
LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30. 930."

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 \$ 6,120.00  
However, the actual consideration consists of one-half of the property described in this deed  
part of the consideration (and the whole) to be paid by the grantee to the grantor in the future as detailed  
See ORS 30.930

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 25 day of April, 19 94;  
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 \_\_\_\_\_ ) ss.

See attached

ANNIE L. KORPELA

Personally appeared the above named  
ANNIE L. KORPELA

and acknowledged the foregoing instrument  
to be \_\_\_\_\_ voluntary act and deed.

Before me:

Notary Public for Oregon  
My commission expires:

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)

ANNIE KORPELA

408 E. COOK  
Santa Maria, CA 93454  
GRANTOR'S NAME AND ADDRESS

ELVIN AND FLORA MAXINE SMITH

43355 N. Jenner Ave.  
Lancaster, CA 93536  
GRANTOR'S NAME AND ADDRESS

After recording return to:

ELVIN AND FLORA MAXINE SMITH

43355 N. Jenner Ave.  
Lancaster, CA 93536  
NAME, ADDRESS, ZIP

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

ELVIN AND FLORA MAXINE SMITH

43355 N. Jenner Ave.  
Lancaster, CA 93536  
NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was  
received for record on the \_\_\_\_\_  
day of \_\_\_\_\_, 19\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book \_\_\_\_\_ on page \_\_\_\_\_ or as  
file/reel number \_\_\_\_\_  
Record of Deeds of said county.  
Witness my hand and seal of County  
affixed.

By \_\_\_\_\_ Recording Officer  
Deputy



# **CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

No. 5193

State of CaliforniaCounty of Santa BarbaraOn 4-25-94

DATE

before me,

Margaret Jarvis

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

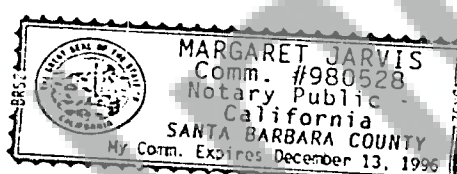
personally appeared

Annie L. Korpela

NAME(S) OF SIGNER(S)

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

*Margaret Jarvis*  
SIGNATURE OF NOTARY

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

## **OPTIONAL SECTION**

TITLE OR TYPE OF DOCUMENT

Warranty Deed

NUMBER OF PAGES

1

DATE OF DOCUMENT

4-25-94

SIGNER(S) OTHER THAN NAMED ABOVE

## **OPTIONAL SECTION**

### **CAPACITY CLAIMED BY SIGNER**

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

☒ INDIVIDUAL☐ CORPORATE OFFICER(S)☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY-IN-FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER: \_\_\_\_\_

### **SIGNER IS REPRESENTING:**

NAME OF PERSON(S) OR ENTITY(IES)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co.of April

A.D., 19

94

at

2:17

o'clock

P

M., and duly recorded in Vol.

28th

day

of Deedson Page 13452M94

FEE \$35.00

Evelyn Biehn County Clerk

By Annette Mueller