

85989

08-15-94P03:49 RCVD

WARRANTY DEED-STATUTORY FORM
INDIVIDUAL GRANTOR

Vol 94 Page 25234

SEMINARA HOLDINGS, INC., an estate in fee simple

conveys and warrants to LARRY A. WOLF AND SUE W. WOLF, husband and wife

Grantor,

Grantee, the following described real property free of encumbrances

except as specifically set forth herein situated in Klamath County, Oregon, to-wit:
Lot 10, Block 3, SUN FOREST ESTATES, in the County of Klamath, State of Oregon.

TAX ACCT. NO. 2310-3680 8400

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free from encumbrances except THOSE SHOWN ON THE REVERSE SIDE IF ANY

The true consideration for this conveyance is \$7,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 8th day of August, 1994 SEMINARA HOLDINGS, INC.

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.

BY:

STATE OF OREGON, County of Los Angeles

This instrument was acknowledged before me on August 8, 1994.

Augustine S. Boush
Comm. #971045
NOTARY PUBLIC, CALIFORNIA
LOS ANGELES COUNTY
My Comm. Expires Sept. 5, 1995

SEMINARA HOLDINGS, INC.

Notary Public for Oregon
My commission expires 9-5-96

WARRANTY DEED

SEMINARA HOLDINGS, INC.

GRANTOR

LARRY A. WOLF

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

LARRY A. WOLF

SUE W. WOLF

HC 61 BOX 1257

LAPINE, OR 97739

NAME, ADDRESS, ZIP

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

LARRY A. WOLF

HC 61 BOX 1257

LAPINE, OR 97739

S13433KM

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of

SS.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

1. This property lies within and is subject to the levies and assessments of the Fire Patrol District.

2. Conditions, Restrictions, Easements and Assessments, as shown on the recorded plat of Sun Forest Estates.

3. Right, Title and Interest of Blue Clyde as disclosed by Grant Deed recorded February 12, 1982 in Book M-82 at Page 1884.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 15th day
of Aug A.D. 19 94 at 3:49 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 25234
Evelyn Biehn County Clerk
By Dawn Nielsen

FEE \$35.00