

MTC 32609-111  
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That PAUL FRANCIS SEBASTIAN MIGLIORE WHO ACQUIRED TITLE AS PAUL FRANCIS SEBASTIAN MIGLIORE AND BARBARA LEE MIGLIORE hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PAUL FRANCIS SEBASTIAN MIGLIORE AND BARBARA LEE MIGLIORE, by tenants by the entirety, 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 and the Southeasterly 25 feet of Lot 26 in Block 17 of ELDORADO HEIGHTS ADDITION to the City of Klamath Falls, 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 to the land, if any, as of 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 \$ to correct name/SPELLING However, the actual consideration consists of or includes ~~the sum of \$100,000.00, which is the amount of the cash consideration paid for this transfer, and which is the amount of the cash consideration paid for this transfer, and which is the amount of the cash consideration paid for this transfer.~~ See ORS 93.030.)

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 to individuals.

In Witness Whereof, the grantor has executed this instrument this 15th day of August, 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 Klamath, ss.  
15, 19 94.

Barbara Lee Migliore

BARBARA LEE MIGLIORE

Paul Francis Sebastian Migliore

PAUL FRANCIS SEBASTIAN MIGLIORE

Personally appeared the above named

Barbara Lee Migliore

Paul Francis Sebastian Migliore

and acknowledged the foregoing instruments to be their 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)

PAUL F.S. MIGLIORE &amp; BARBARA LEE MIGLIORE

1833 ELDORADO BLVD.

KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS

PAUL F.S. MIGLIORE &amp; BARBARA LEE MIGLIORE

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NAME, ADDRESS, ZIP

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KLAMATH FALLS, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 19th day of August, 19 94, at 2:51 o'clock A.M., and recorded in book M94 on page 25722 or as file/reel number 86243.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Annette Mueller Recording Officer Deputy

Fees: \$30.00

MOUNTAIN TITLE COMPANY

08-19-94A09:51 RCVD

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