

90598

11-03-94A11:10 RCVD

WARRANTY DEED

Vol. m94 Page 34108

KNOW ALL MEN BY THESE PRESENTS, That James M. Ressetar

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Bill W. Middlebrooks

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 17, Block 61, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT No. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with 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 all those of record and those apparent to the land as of the date of this deed

and that grantor will warrant and forever defend the 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 \$ 3600.00

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 3600.00. (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 3rd day of October, 19 94, if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors

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.

California

STATE OF OREGON, County of) ss.

This instrument was acknowledged before me on , 19

by

This instrument was acknowledged before me on , 19

by

as

of

Notary Public for Oregon

My commission expires

James M. Ressetar
1216 Andover Road
El Cajon, CA 92019

Grantor's Name and Address

Bill W. Middlebrooks
P.O. Box 95
Merrill, OR 97633

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Bill W. Middlebrooks
P.O. Box 95
Merrill, OR 97633

Until requested otherwise send all tax statements to (Name, Address, Zip):

Bill W. Middlebrooks
P.O. Box 95
Merrill, OR 97633

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 and/or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

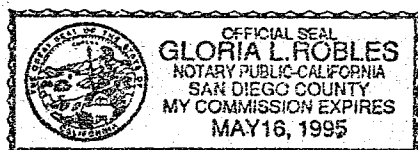
TITLE

By , Deputy.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

STATE OF CALIFORNIACOUNTY OF SAN DIEGOON October 6, 1995 BEFORE ME, GLORIA L. Robles Notary PublicPERSONALLY APPEARED James M. Ressetar NAME, TITLE OF OFFICER - E.G. "JANE DOE, NOTARY PUBLIC"
☐ PERSONALLY KNOWN TO ME - OR - ☒ NAME(S) OF SIGNER(S) 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.

Gloria L. Robles
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

☐ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

☐ PARTNER(S) ☐ LIMITED
☐ ATTORNEY IN FACT ☐ GENERAL
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER

SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed
TITLE OR TYPE OF DOCUMENT

1
NUMBER OF PAGES

OCT 3 1995
DATE OF DOCUMENT

NONE
SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Bill Middlebrooks the 3rd day
 of Nov A.D., 19 94 at 11:10 o'clock A M. and duly recorded in Vol. M94
 of Deeds on Page 34108

FEE \$35.00

Evelyn Biehn County Clerk

By Gloria L. Robles