94570 02-07-95P03:08 RCVD MOUNTAIN TITLE COMPANY Vol.m95 Page 2763 KNOW ALL MEN BY THESE PRESENTS, That MARY E. BECKHARDT who took title as MARY BECKHARDT 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 102, PLEASANT HOME TRACTS NO. 2, 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 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 naid for this transfer. stated in terms of dollars. is \$ _____15.000.00 The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ SEEXEDESXSTATICXXX MOUNTAIN TITLE COMPANY 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 19th day of _______ if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized therete by . 19 95 order of its board of directors. Berk STATE OF OREGON,-MARY E. BECKHARDT County of Klamath \$5. January 19, 19 95 Personally appeared the above named . MARY E. BECKHARDT and acknowledged the foregoing instrument to he _ voluntary act and deed. her Before me: STATE OF OREGON, County of ... Notary Rublic for Origon The foregoing instrument was acknowledged before me this , *1*9 , My commission expires: , by president, and by secretary of OFFICIAL SEAL MARY KENNEALLY NOTARY PUBLIC - OREGON COMMISSION NO. 014776 MY COMMISSION EXPIRES APR. 20, 1995 corporation, on behalf of the corporation. Notary Public for Oregon . My commission expires: (SEAL) MARY E. BECKHARDT STATE OF OREGON, 1019 LAUREL STREET KLAMATH FALLS, OR 97603 County of ____ Klamath GRANTOR'S NAME AND ADORES I certify that the within instrument was PAUL J. ARRITOLA and CALE P. ARRITOLA received for record on the ______ 20509 HWY. #39 KLAMATH FALLS, OR 97603 day of _____Feb__ ____. N__95 at 3:08 o'clock P_M., and recorded GRANTEE'S NAME AND ADDRESS <u>M95</u> on page <u>2763</u> or as in book_ PAUL J. ARRITOLA and CALE P. ARRITOLA file/reel number ____94570_ 20509 HWY. #39 RECORDER'S UND Record of Deeds of said county. Witness my hand and seal of County KLAMATH FALLS, OR 97603 affixed. NAME, AUDRESS, ZIP ts shall be sent to the following PAUL J. ARRITOLA and CALE P. ARRITOLA Bernetha G. Letsch, County Clerk 20509 HWY. #39 KLAMATH FALLS, OR 97603 **Recording Officer** By Daukene Mullingtois Dopuny Fee \$30.00

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