

1-1-74

WARRANTY DEED

Vol. M95 Page 10763

99079

KNOW ALL MEN BY THESE PRESENTS, That Albert Jibilian

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by \_\_\_\_\_

Moises J. Torres and Abel J. Torres

, hereinafter called

the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that 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 32 in Block 22 of Sprague River Valley Acres, Klamath County, Oregon. 2.77 acres

APN:# R-3613-006D0-01400-000

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 of the above granted premises, free from all encumbrances

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 \$ 5,000.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ®, if not applicable, should be deleted. 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 20th day of February, 1995; 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.

(If executed by a corporation, affix corporate seal)

OFFICIAL SEAL  
SYLVIA H KOVACS  
Notary Public-California  
LOS ANGELES COUNTY  
My Commission Expires  
February 20, 1995Albert Jibilian  
Albert JibilianSTATE OF ~~OREGON~~ California

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

County of Los AngelesFebruary 20, 1995

Personally appeared \_\_\_\_\_ and

Personally appeared the above named  
Albert Jibilian\_\_\_\_\_, who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
\_\_\_\_\_, president and that the latter is the  
\_\_\_\_\_, secretary of \_\_\_\_\_

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

\_\_\_\_\_, a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Before me: Sylvia H KovacsNotary Public for ~~California~~ CaliforniaMy commission expires: 2/20/95Albert Jibilian

Notary Public for Oregon

My commission expires:

8121 W. Manchester Ave. # 777Playa Del Rey, Calif. 90293-8728

GRANTOR'S NAME AND ADDRESS

Moises J. Torres and Abel J. Torres1260 Highcliff CircleCorona, Ca, 91720

GRANTEE'S NAME AND ADDRESS

After recording return to:

Moises J. Torres and Abel J. Torres1260 Highcliff CircleCorona, Calif 91720

NAME, ADDRESS, ZIP

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

Moises J. Torres and Abel J. Torres1260 Highcliff CircleCorona, Calif 91720

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.I certify that the within instrument was received for record on the  
27th day of April, 1995,  
at 10:22 o'clock A.M., and recorded  
in book M95 on page 10763 or as  
file/reel number 99079,

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.Bernetha G. Letsch, Co Clerk

Recording Officer

By Sylvia H Kovacs Deputy

FEE:\$30.00

SPACE RESERVED  
FOR  
RECORDER'S USE