

NA

132

WARRANTY DEED

Vol. 1995 Page 12799

KNOW ALL MEN BY THESE PRESENTS, That

A. NEVADA CORPORATION

PACIFIC SERVICE CORPORATION

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

GEORGE C. BATES

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 68, BLOCK 32, NIMROD RIVER PARK 4th
ADDITION - 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

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 \$ 12,500.00

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, 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 4 day of MAY, 1995, 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of Orange

This instrument was acknowledged before me on May 4, 1995

by W. V. Trepp

This instrument was acknowledged before me on , 19 ,

by W. V. Trepp

as PRESIDENT

of PACIFIC SERVICE CORPORATION

Laura R. Eustace
Comm. #1012001
NOTARY PUBLIC, CALIFORNIA
ORANGE COUNTY
Comm. Expires Dec. 29, 1997

My commission expires Apr 12-26-97

PACIFIC SERVICE CORPORATION
HC 15, Box 495-C, Hwy 152
CA-6082, HANOVER, N.M. 88041

Grantor's Name and Address

GEORGE C. BATES

c/o BATES

3408 KERCKHOFF AVE. SAN PEDRO

Grantee's Name and Address

CAL. 90731

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

GRANTEE

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

GRANTEE

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, County of Klamath ss.

I certify that the within instrument was received for record on the 17th day of May, 1995, at 11:09 o'clock A.M., and recorded in book/reel/volume No. 195 on page 12799 and/or as fee/file/instrument/microfilm/reception No. 132, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

NAME TITLE
By: [Signature] Deputy.

Fees: \$30.00

20-4