

NA

1406

06-12-95P03:27 RCVD

WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS, That Donald R. Spears and Dick J. Crompton

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Pacific Service Corporation, A Nevada Corporation, 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 28, Block 58, Klamath Falls Forest Estates Highway 66,  
Plat 2, 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 \$ 1000.00

~~However, the actual consideration consists of or includes other property or value in excess of the amount which is the whole consideration indicated which is~~ (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 1 day of June, 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.

Donald R. Spears

Dick J. Crompton

STATE OF ~~OREGON~~ <sup>Cal.</sup>, County of Los Angeles ) ss.

This instrument was acknowledged before me on June 6, 1995, by Donald R. Spears and Dick J. Crompton

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, as \_\_\_\_\_ of \_\_\_\_\_



ARTHUR J. JUAREZ  
Comm. # 958096  
NOTARY PUBLIC - CALIFORNIA  
Los Angeles County  
My Comm. Expires Mar. 8, 1996

Arthur J. Juarez  
Notary Public for California  
My commission expires MARCH 8, 1996

Donald Spears, Dick Crompton  
1061 Glen Arbor Ave.  
L.A. Cal. 90041

Grantor's Name and Address  
Pacific Service Corporation  
HC 15, Box 495-C, HYW 152, CA 6082  
Hanover N.M. 88041

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, ) ss.  
County of Klamath

I certify that the within instrument was received for record on the 12th day of June, 1995, at 3:27 o'clock P.M., and recorded in book/reel/volume No. M95 on page 15445 and/or as fee/file/instrument/microfilm/reception No. 1406, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk  
By *[Signature]* Deputy.

FEE:\$30.00