

6952

WARRANTY DEED

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Page

26507

KNOW ALL MEN BY THESE PRESENTS, That Michael M. Thomas

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Evergreen Mountain Properties, LLC

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 6, Block 82, Klamath Falls Forest Estates, Highway 66 Unit, Plat #4,  
according to the official plat thereof, on file in the office of the County  
Clerk, 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

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 \$500.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 day of 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.

Michael M. Thomas

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

My commission expires Notary Public for Oregon

Michael M. Thomas

P.O. Box 862

Rosemead, CA 91770

Grantor's Name and Address

Evergreen Mountain Properties, LLC

P.O. Box 1376

Klamath Falls, OR 97601

Grantee's Name and Address

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

Evergreen Mountain Properties, LLC

P.O. Box 1376

Klamath Falls, OR 97601

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

Evergreen Mountain Properties, LLC

P.O. Box 1376

Klamath Falls, OR 97601

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/instru-  
ment/microfilm/reception No.  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

NAME

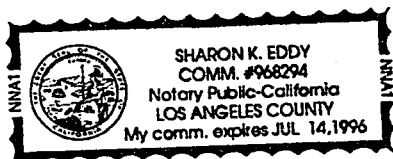
TITLE

By Deputy.

## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIACounty of LOS ANGELESOn 9-13-95 before me, SHARON K. EDDY, NOTARY PUBLIC  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"personally appeared MICHAEL M. THOMAS  
NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ 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.

Sharon K. Eddy  
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  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
NAME OF PERSON(S) OR ENTITY(IES)

## DESCRIPTION OF ATTACHED DOCUMENT

PROPERTY TRANSFER  
TITLE OR TYPE OF DOCUMENT

1  
NUMBER OF PAGES

9-13-95  
DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Evergreen Mtn Properties the 29th day  
of Sept A.D., 19 95 at 3:28 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 26507

FEE \$35.00

By Bernetha G. Letsch County Clerk