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9851

SPECIAL WARRANTY DEED

Vol. 1795 Page 32703



KNOW ALL MEN BY THESE PRESENTS, That RANDELL PARKER, BANKRUPTCY TRUSTEE FOR THE ESTATE OF ROBERTA CAROLYN STEWART CSAE #95-10790-A-7, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto TERESA L. MASSIRIO, DEBBIE L. PLOUGH hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

THE NORTH 198 FEET OF TRACT 20, ALTAMONT SMALL FARMS, IN THE COUNTY OF KLAMATH, STATE OF OREGON. EXCEPT THAT PORTION TAKEN FOR WIDENING OF AVALON STREET, AS DISCLOSED BY ORDER RECORDED DECEMBER 4, 1964 IN COUNTY COMMISSIONERS' JOURNAL.

CODE 24 MAP 3909-15BD TL 1500

(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 the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$13,500.00.

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 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 6TH day of OCTOBER, 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.

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.

STATE OF OREGON, CALIFORNIA } ss.
County of KERN
OCTOBER 6, 1995

Personally appeared the above named

RANDELL PARKER

and acknowledged the foregoing instrument to be a voluntary act and deed.

Before me:

Teresa L. Massirio
Notary Public for Oregon
NOTARY PUBLIC, CALIFORNIA
KERN COUNTY
Comm Expires Nov 4, 1996

STATE OF OREGON, County of _____) ss.
_____, 19____

Personally appeared _____ and

_____, 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 _____

_____, 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)

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

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 _____ or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

DEBBIE PLOUGH

5335 AVALON ST.

KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

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

SAME AS LISTED ABOVE

NAME, ADDRESS, ZIP

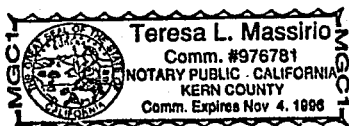
SPACE RESERVED
FOR
RECORDER'S USE

11-30-95A11:30 RCVD

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIACounty of KERNOn OCTOBER 6, 1995 before me, TERESA L. MASSIRIO, Notary Public
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"personally appeared RANDELL PARKER
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.

Teresa L. Massirio
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

SPECIAL WARRANTY DEEDS
TITLE OR TYPE OF DOCUMENT

1
NUMBER OF PAGES

10/16/95
DATE OF DOCUMENT

NONE
SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 30th day
of November A.D., 19 95 at 11:30 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 32703

FEE \$35.00

Bernetha G. Leisch, County Clerk
By Annette Mueller