

EEB 232-00

RECEIVED C. T. TERRY, CO. 1988

CL 10/10/88

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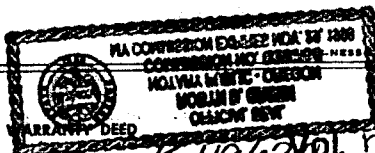
10/10/88

21/10/88

FORM No. 703-WARRANTY DEED.

TC

24183



Page 27413

KNOW ALL MEN BY THESE PRESENTS, That Karen Ann Alvarado, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by James Bishop and Ronda Bishop, Husband and Wife, 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:

Beginning at a point 880 feet West of the Southeast corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 25, Township 24 South, Range 8 East of the Willamette Meridian; thence North parallel with the West line of said SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ 1320 feet more or less to the North line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$; thence West along the North line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ 220 feet; thence South parallel with the West line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ 1320 feet more or less to the South line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$; thence East along the South line of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ 220 feet to the point of beginning. SAVING AND EXCEPTING the Southerly 200.00 feet. TOGETHER WITH a 30.00 foot easement as disclosed in deed recorded April 17, 1989, in Volume M89 page.6498. Deed records of Klamath County, Oregon.

SEP -3 1989

Record is hereby made to the effect that the above described instrument was duly recorded in the office of the County Clerk of the State of Oregon, and the same is hereby certified to be a true and correct copy of the original instrument as the same appears from the records of the County Clerk of the State of Oregon.

Karen A. Alvarado	
5521 E. Sorrento	
Long Beach, CA 90803	
GRANTOR'S NAME AND ADDRESS	
James and Ronda Bishop	
PO Box 424	
Gilchrist, OR 97737	
GRANTEE'S NAME AND ADDRESS	
After recording return to:	
Bishop, James & Ronda	
PO Box 424	
Gilchrist, OR 97737	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address.	
NAME, ADDRESS, ZIP	

STATE OF OREGON	ss.
County of _____	
I certify that the within instrument was received for record on the day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____, Record of Deeds of said county.	
Witness my hand and seal of County attixed.	
Recording Officer	
By _____	Deputy.

SPACE RESERVED FOR RECORDER'S USE

Debra

27414

WACAPITAL OFFICE

B4

Printed on the back of the deed is a copy of the deed as recorded in the public records.

RECORDED
INDEXED
FILED
1996 SEP 11 AM 10:00
CLERK OF COUNTY OF Klamath

CHIEF OF CLERK
50 BOX 477
JANUARY 1996

FOUR MONTHS
2251 N. BOLLINGER
JANUARY 1996

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.

warrant and forever defend the above granted 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 \$ 23,500.00
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 day of August, 1996; 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.

Karen Ann Alvarado
Karen Ann Alvarado

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Lane

August 21, 1996

Personally appeared the above named Karen Ann Alvarado

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

Before me: Notary Public for Oregon

My commission expires: 11-22-98

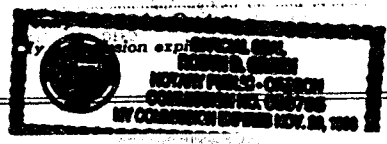
STATE OF OREGON, County of ss.

Personally appeared 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)



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 3rd day of September A.D., 1996 at 3:09 o'clock P.M., and duly recorded in Vol. M96 of Deeds on Page 27413

FEE \$35.00

Bernetha G Letsch, County Clerk

By Cheryl Russell