

OK

28905

WARRANTY DEED

K-50032

Vol. 176 Page

37087



KNOW ALL MEN BY THESE PRESENTS, That  
EAGLE MANAGEMENT, INC., a Nevada Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
LILLIAN J. WHANG, a Single Woman, 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 ap-  
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 23 and 24 in Block 50, FIRST ADDITION TO KLAMATH FOREST ESTATES,  
according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

Klamath County Tax Account #'s: 3510-035BO-00500 and 3510-035BO-00400.

(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 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 except  
those of record and those apparent upon the land, if any, as of the  
date of this deed.

grantor will warrant and forever defend the said 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 \$ 4000.

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 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 23 day of September, 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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-  
SCRIBED 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.

Brewster B. Gallup, President

STATE OF OREGON, )  
County of ) ss.  
19

CA  
STATE OF OREGON, County of ORANGE ) ss.  
September 23, 1996

Personally appeared Brewster B. Gallup, President

Personally appeared the above named

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

and acknowledged the foregoing instru-  
ment to be voluntary act and deed.

Before me:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires:

EAGLE MANAGEMENT, INC., a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was duly executed in the  
half of said corporation by authority of its board of directors and  
they acknowledged said instrument to be voluntary act and deed.

Before me:  
Stephen Charles Iverson  
Notary Public for Oregon, CA

My commission expires: Aug 24, 1998

COMM # 1037109  
NOTARY PUBLIC - CALIFORNIA  
ORANGE COUNTY

My Commission Expires Aug. 24, 1998  
(affix corporate seal)

EAGLE MANAGEMENT, INC., a Nevada Corp  
20061 Lawson Lane  
Huntington Beach, CA 92646

GRANTOR'S NAME AND ADDRESS

LILLIAN J. WHANG  
P. O. BOX 1822  
WHITTIER, CA 90609

GRANTEE'S NAME AND ADDRESS

After recording return to:

LILLIAN WHANG

P.O. BOX 1822

WHITTIER, CA 90609

NAME, ADDRESS, ZIP

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

LILLIAN WHANG

P.O. BOX 1822

WHITTIER, CA 90609

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
26th day of November, 1996,  
at 10:37 o'clock A.M., and recorded  
in book/reel/volume No. N96 on  
page 37087 or as fee/tile/instru-  
ment/microfilm/reception No. 28905,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Bernetha G. Letsch, Co. Clerk

NAME TITLE

By Kathleen Ross Deputy

Fee: \$30.00