

59983

MTC 44950-KR
WARRANTY DEED

Vol. 1798 Page 20713

ANTHONY A. ZWART and JEANE ZWART, Trustees of
THE ZWART FAMILY TRUST,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
PATRICK J. LANCTOT and CAROL VISAGE-LANCTOT, as tenants by the entirety,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of Klamath and State of Oregon, to wit:

Lot 3 in Block 3 of WINEMA PENINSULA UNIT NO. 1, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the 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.

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.

The true and actual consideration for this conveyance is \$ 17,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 2151 FOXGLOVE ROAD, TUSTIN, CA 92780

Dated this 11th day of June, 1998.

THE ZWART FAMILY TRUST

(X) BY: Anthony A. Zwart TRUSTEE
ANTHONY A. ZWART

(X) BY: Jeane Zwart TRUSTEE
JEANE ZWART

STATE OF CALIFORNIA, County of Klamath ss.

This instrument was acknowledged before me on June 11, 1998

by ANTHONY A. ZWART and JEANE ZWART

as TRUSTEES

of THE ZWART FAMILY TRUST

Summa I. Sutcliffe
Notary Public of California

My commission expires OCT. 17, 2001

ESCROW NO. MT44950-KR

Return to:

PATRICK J. LANCTOT
2151 FOXGLOVE ROAD
TUSTIN, CA 92780



98 JUN 16 P3:34

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

20714

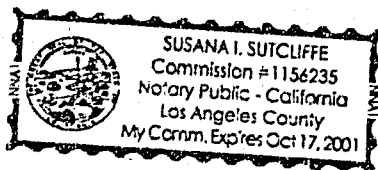
No. 5907

State of CALIFORNIA
County of LOS ANGELES

On JUNE 11, 1998 before me, SUSANA I. SUTCLIFFE, NOTARY PUBLIC
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared ANTHONY A. ZWART AND JEANIE ZWART
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) 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.

Susana I. Sutcliffe
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: _____

DESCRIPTION OF ATTACHED DOCUMENT

WARRANTY DEED
TITLE OR TYPE OF DOCUMENT

1
NUMBER OF PAGES

JUNE 11, 1998
DATE OF DOCUMENT

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

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title
of June A.D. 19 98 at 3:34 o'clock P M., and duly recorded in Vol. M98
of Deeds on Page 20713

FEE \$35.00

By Bernetha G. Letsch County Clerk
Kathleen Ross