

71479

Warranty Deed Vol. 1198 Page 45783
#1

Grantor: Hal S. Hayakawa
Grantee: California Council of the Blind
APN: 3313-02600-03900-000

Documentary Transfer Tax \$0.00
X Computed on full value of property
conveyed,

Dexter A. Jung III - agent
Hastings Property Services, Inc.

FOR COUNTY RECORDING

Prepared By and When Recorded Return to:
Hastings Property Services, Inc.
P.O. Box 2116
Fort Worth, TX 76113

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WARRANTY DEED

#1

For good consideration, we Hal S. Hayakawa of Durante, County of , State of California, hereby bargain, deed and convey to California Council of the Blind, in care of Professional Funding Service of Novato, CA, County of Marin, State of California, the following described land in Klamath County, free and clear with

WARRANTY COVENANTS; to wit: Klamath Falls Forest Estates BLK 14, 9.71 Acre parcel within Klamath Falls Forest subdivision

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs and assigns, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantors by deed of Parcel No. 3313-02600-03900-000, dated July 28, 1997.

WITNESS the hands and seal of said Grantors this 6 day of August, 1997.

Hal S. Hayakawa
Hal S. Hayakawa

STATE OF California

COUNTY OF Los Angeles

On 08/06/97 before me, Edward G. Ashton, Notary Public, Hal S. Hayakawa personally appeared, 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.

Signature

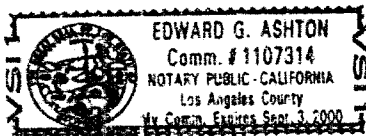
Edward G. Ashton

Affiant Known

Produced ID

Type of ID CA DL # H0688900/78

(Seal)



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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Hastings Property Services the 15th day of December A.D., 19 98 at 10:59 o'clock A. M., and duly recorded in Vol. M98 of Deeds on Page 45783.

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Kathleen Reed