

75712

Wendy Lanhuong Nguyen
390 Linkhorne Ct.
San Jose, CA. 95133
Grantor's Name and Address

Alexander Nguyen
390 Linkhorne Ct.
San Jose, CA. 95133
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Alexander Nguyen
P.O. Box 81
Malin, OR 97632

Until requested otherwise, send all tax statements to (Name, Address, Zip):
Alexander Nguyen
P.O. Box 81
Malin, OR. / 97632

99 MAR -5 AM 12:52

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STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of March, 1999, at 11:52 o'clock A. M., and recorded in book/reel/volume No. M99 on page 7925 and/or as fee/file/instrument/microfilm/reception No. 75712, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Linda Smith, County Clerk
NAME TITLE

By Kathleen Rose, Deputy.

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Wendy Lanhuong Nguyen, a single person hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Alexander Nguyen hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lots 5,6,7, and 8, Block 24, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.
CODE 1 MAP 3809-33AB TL 6100
CODE 1 MAP 3809-33AB TL 6200

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. And grantor hereby covenants to and with 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 (if no exceptions, so state):

grantor will warrant and forever defend the premises and every part and parcel thereof against the 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 \$10. actual consideration consists of or includes other property or value given or promised which is ☐ (which) consideration. (The sentence between the symbols ☐, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 24 day of Feb 1999. is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or so 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Wendy L. Nguyen

Will
P-up
Will

STATE OF OREGON, County of Klamath) ss.
This instrument was acknowledged before me on February 24, 1999.
by Wendy L. Nguyen
This instrument was acknowledged before me on February 24, 1999.

OFFICIAL SEAL
JEANNETTE L. TURNER
NOTARY PUBLIC - OREGON
COMMISSION NO. 313165
MY COMMISSION EXPIRES AUG. 14, 2002

Jeannette L. Turner
Notary Public for Oregon
My commission expires August 14, 2002