

76165

99 MAR 15 AM 1:17 Vol. M99 Page 8923



Grantor's Name and Address

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

David Paras

3750 Tatamau #101
Fremont, Calif 94536

Until requested otherwise, send all tax statements to (Name, Address, Zip):

same as above

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

MTC 47402

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of March, 1999, at 11:17 o'clock A.M., and recorded in book/reel/volume No. M99 on page 8923 and/or as fee/file/instrument/microfilm/reception No. 76165, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Linda Smith, County Clerk
NAME TITLE

By Kathleen Rose, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that FRANK J. FLEMING AND DOROTHY R. FLEMING

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by DAVID PARAS

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:

Lot 2 in Block 14 of OREGON SHORES SUBDIVISION TRACT NO. 1053, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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): those of record and apparent to the land

grantor will warrant and forever defend the 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 \$ rescind transaction. However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols Φ , 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 all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 2 day of March, 1999; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do 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.

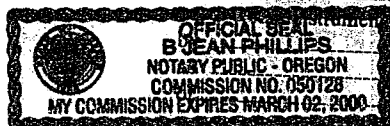
Frank J. Fleming
Frank J. Fleming

Dorothy R. Fleming
Dorothy R. Fleming

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on March, 1999, by Frank J. Fleming and Dorothy R. Fleming

was acknowledged before me on _____, 19____,



Brian Phillips
Notary Public for Oregon
My commission expires _____