

76796

Vol. 199 Page 10280

Larry Shipman c/o Alex & LaRena Camaille
1030 Bismark St
KLAMATH Falls, OR 97601

Art & Kelly Alaniz
1020 Bismark
KLAMATH Falls, OR 97601

Grantor's Name and Address

Grantee's Name and Address

Grantee's Name and Address

SPACE RESERVED FOR RECIPIENT'S USE

STATE OF OREGON, County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____ Record of Deeds of said County. Witness my hand and seal of County affixed.

By _____, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Larry Shipman, Alex & LaRena Camaille hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Art & Kelly Alaniz

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:
A parcel of land located in the SW 1/4 SW 1/4 of Section 19, T.38S., R.9E., W.M., KLAMATH County, Oregon being a portion of a 30.00 foot wide vacated alley in the First Addition to Buena Vista Addition to the City of KLAMATH Falls, Oregon and being more particularly described as follows:
Beginning at the southwesterly corner of Lot 2, Block 2, Shippington Addition to the City of Klamath Falls,; said point being on the northerly line of a vacated alley in the First Addition to Buena Vista Addition to the City of KLAMATH Falls,; thence at right angles to said alley S13 30'W 30.00 feet to the southerly right-of-way line of said alley; thence along said southerly line S76 30'E 22.66 feet, more or less, to the easterly right-of-way line of Bly Street; thence N15 27'W 34.28 feet, more or less, to the southerly line of LOT 2, Block 2, Shippington Addition, thence N15 27'W 34.28 feet, more or less, to the southerly line of Lot 2, Block 2, Shippington Addition; thence N76 30'W 6.06 feet, more or less, to the point of beginning.

(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):
As these properties exist today they are non-buildable.

Per ORS 92.060

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 \$_____. 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 ©, if not applicable, should be deleted. See CRS 93.030)

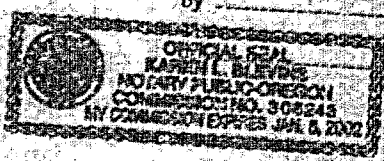
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this _____ day of _____, 19____; 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 30.030.

Alex Camaille
LaRena Camaille
Larry Shipman

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on March 4, 1999, by Alex & LaRena Camaille
This instrument was acknowledged before me on _____, 19____, by _____



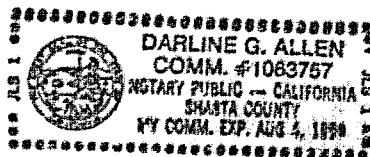
Karen L. Blum
Notary Public for Oregon
My commission expires January 8, 2002

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

10281

State of California
 County of Shasta
 On 3-12-99 before me, Darline G. Allen
Name and Title of Officer (e.g., "Jane Doe, Notary Public")
 personally appeared Larry Shipman
Name(s) of Signer(s)

☐ personally known to me - OR - ☒ I 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.

Darline G. Allen
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and misattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: _____ Number of Pages: 1

Signer(s) Other Than Named Above: Old Council & La Ross Council

Capacity(ies) Claimed by Signer(s)

Signer's Name: Larry Shipman

- ☒ Individual
- ☐ Corporate Officer
- Title(s): _____
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer is Representing: Self

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer
- Title(s): _____
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer is Representing: _____

STATE OF OREGON: COUNTY OF CLATSOP

Filed for record at request of _____
 of March A.D. 1999 at 11:28 o'clock A.M., and duly recorded in Vol. M99
 of _____ Deeds on Page 10280

FEE \$25.00

Linda Smith, County Clerk

by Kathleen Rose