

KNOW ALL MEN BY THESE PRESENTS, That EVERETT R. DENNIS and FRANCES DENNIS, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by BILLY RAY CLARK and RUTH ELLEN CLARK, husband and wife hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

situate in Klamath County, State of Oregon, to-wit: In the NW¹/₄SW¹/₄ of Sec. 14, T39S, R9E, W1W as follows: The Westerly 62.5 feet of Lot 8, and all of Lots 9, 10, 11 and 12 of ELMWOOD PARK, Klamath County, Oregon, according to the duly recorded plat thereof; also the following described parcel of land adjoining above described Lots on North: Beginning at the corner common to Lots 12, 15 and 16 of ELMWOOD PARK and running thence North 0°06' East a distance of 495 feet to the NE corner of Lot 21, ELMWOOD PARK, thence South 89°46' East 392.5 feet, more or less to an iron pin, thence South 0°06' West a distance of 495 feet to the North line of Lot 8, ELMWOOD PARK; thence North 89°46' West along the North line of Lots 8, 9, 10, 11 and 12 of ELMWOOD PARK 392.5 feet, more or less to the point of beginning. Also an easement for roadway and/or utilities described as follows: Beginning at the NE corner of Lot 21, ELMWOOD PARK and running thence S. 89°46' East 25 feet; thence North 0°06' E 207.8 feet; thence Westerly 25 feet to the East line of Lot 24, ELMWOOD PARK, thence Southerly along the East line of ELMWOOD PARK 207.8 feet to the point of beginning

against the law and all encumbrances.
The true and actual consideration paid for this transfer, is...
However, the actual consideration consists of or includes other property or value...
consideration (indicate which).
In construing this deed and where the context so requires, the singular includes the plural, the masculine in the whole...
clues the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.
IN WITNESS WHEREOF, the grantor has executed this instrument on the 29th day of April, 1972; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Everett R. Dennis
Frances Dennis

(If executed by a corporation, affix corporate seal)
STATE OF OREGON, County of Klamath, ss.
Personally appeared the above named Everett R. Dennis and Frances Dennis, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.
Before me, *Wm. D. Milne*
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires Oct 23, 1975

STATE OF OREGON, County of Klamath, ss.
Personally appeared _____, 19____, and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the _____ president and that the latter is the _____ secretary of _____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.
Before me: _____
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____
NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED (SURVIVORSHIP)

Return to
BILLY RAY CLARK
4351 JOHNS AVE., KLAMATH

(DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON, County of Klamath, ss.

I certify that the within instrument was received for record on the 28 day of February, 1973, at 10:54 o'clock A.M., and recorded in book M73 on page 2074 Record of Deeds of said County.
Witness my hand and seal of County affixed.

Wm. D. Milne
County Clerk Title.
B. J. [Signature] Deputy.

Fee \$4.00

KNOW ALL MEN BY THESE PRESENTS, That EVERETT R. DENNIS and FRANCES DENNIS, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by BILLY RAY CLARK and RUTH ELLEN CLARK, husband and wife hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

2075

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are free from all encumbrances subject to contract and/or lien for irrigation and/or drainage, rights of way easements and restrictions of record and those apparent on the land, this property being in the Klamath Irrigation District. Also to building restrictions Recorded Vol. 240, Page 150, Deed Records of Klamath County, Oregon and that grantor will warrant and forever defend the above granted 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 \$11,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 29th day of April, 1972; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Everett R. Dennis
Frances Dennis

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

Personally appeared the above named Everett R. Dennis and Frances Dennis, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires Oct 23, 1975

STATE OF OREGON, County of Klamath, ss. 1972

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED (SURVIVORSHIP)

Return to
BILLY RAY CLARK
4351 JOHNS AVE., KLAMATH

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

Fee \$4.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 28 day of February, 1973, at 10:54 o'clock A.M., and recorded in book M73 on page 2074. Record of Deeds of said County. Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title.

By *Paul H. [Signature]* Deputy.