

84575

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH VALLEY LUMBER COMPANY, also known as KLAMATH VALLEY LUMBER COMPANY, an Oregon corporation,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by SAM W. CARTER and VIRGINIA A. CARTER, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots 13 and 14, Block 45, HILLSIDE ADDITION to the city of Klamath Falls, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except reservations, restrictions, rights of way of record and those apparent on the land,

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 \$17,750.00. 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 day of December, 1973; 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.

John L. Fowler Secretary

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of _____

Personally appeared the above named _____

and acknowledged the foregoing instrument to be _____ voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Klamath, ss. December 11, 1973

Personally appeared John L. Fowler 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

Klamath Valley Lumber Company, 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: John L. Fowler Secretary Notary Public for Oregon My commission expires:

(OFFICIAL SEAL) R. RAYMOND ROYSE NOTARY PUBLIC - OREGON

My Commission Expires 12-31-74 STATE OF OREGON

County of Klamath, ss. I certify that the within instrument was received for record on the

27th day of December, 1973, at 4:01 o'clock P.M., and recorded in book M. 73 on page 16408 or as file number 84575, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title By Mary Lindsay Deputy fee 2.00

WARRANTY DEED

KLAMATH VALLEY LUMBER COMPANY

TO

SAM W. CARTER and VIRGINIA A. CARTER

AFTER RECORDING RETURN TO

Certified Mortgage 928 Klamath Ave City

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

No.

716

DEC 21 4 01 PM 1973