

87278

Vol. M74 Page 4132

FORM No. 690—DEED, WARRANTY (Survivorship) (Individual or Corporate) STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

KNOW ALL MEN BY THESE PRESENTS, That PAUL E. MCGINNIS and SUSAN E. MCGINNIS hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Gaylord Garvin and Connie Garvin 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: That portion of the East 1/2 of the SE 1/4 of section 34, Township 35 South, Range 10 East of the Willamette Meridian, lying South of Cherrywood Lane, Klamath County, Oregon

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 Except contract Payable to Marquery De Beau

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 \$ 13,750.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the 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 22 day of APRIL, 1974; 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.

Paul E. McGinnis
Susan E. McGinnis

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, ) ss.

County of Klamath

April 22, 1974

Personally appeared the above named

Paul E. McGinnis & Susan E. McGinnis and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon
Commission expires: 10-25-74

STATE OF OREGON, County of ) ss.

Personally appeared

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.

Notary Public for Oregon
My commission expires:

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the 22th day of April, 1974, at 2:15 o'clock P.M., and recorded in book M 74 on page 4132. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
County Clerk Title.

By Mary L. ... Deputy.

Fee 2.00

WARRANTY DEED (SURVIVORSHIP)

Paul McGinnis
Susan McGinnis
TO
Gaylord Garvin
Connie Garvin

Leo D. Hill
3926 Estrella Dr.
Chino, Cal. 91710

(Tax Starts to above also)

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

APR 4 2 15 PM 1974

690