

87593

WARRANTY DEED

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Page

4391

KNOW ALL MEN BY THESE PRESENTS, That ANDREW D. HARKEY and PHYLLIS HARKEY, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES E. CHANEY and WILDA L. CHANEY, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

An undivided one-half interest in and to: Lots 1 & 2, Block 2 of Tract 1043, Resubdivision of a Portion of Tract 11 & all of Tract 28, Homedale, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: All future real property taxes & assessments; liens & assessments of Klamath Project & Enterprise Irrigation District, & regulations, easements, contracts, water & irrigation rights in connection therewith; charges & assessments, rules, & regulations of Enterprise Irrigation District and South Suburban Sanitary District; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said 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 as above set forth

and that grantor will warrant and forever defend the said 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 \$ 10.00

However, the actual consideration consists of or includes other property or value given or promised by the grantor to the grantee, which is hereby acknowledged and stated to be the consideration for the transfer of the above described premises.

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

In Witness Whereof, the grantor has executed this instrument this 4 day of April, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

Andrew D. Harkey
Phyllis Harkey

STATE OF OREGON,

County Klamath

STATE OF OREGON, County of

) ss.

April 4, 19 74

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

Personally appeared the above named Andrew D. Harkey & Phyllis Harkey and acknowledged the foregoing instrument to be their voluntary act and deed.

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:

(SEAL)

G. H. Puckett
Notary Public for Oregon

My commission expires: 1-7-76

Notary Public for Oregon

My commission expires:

(SEAL)

Andrew D. & Phyllis Harkey
2615 Patterson
Klamath Falls, Oregon
GRANTOR'S NAME AND ADDRESS

James E. Chaney & Wilda L. Chaney
6402 S. 6th Street
Klamath Falls, Oregon
GRANTEE'S NAME AND ADDRESS

After recording return to:

G. H. Puckett
531 Main

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

James E. & Wilda L. Chaney
6402 S. 6th Street
Klamath Falls, Oregon
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of KLAMATH

) ss.

I certify that the within instrument was received for record on the 10th day of APRIL, 19 74, at 2:58 o'clock P.M., and recorded in book M 74 on page 4391 or as file/reel number 87593, Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By *Harold D. Dargatzis* Deputy

FEE \$ 2.00