01-09667 A-24686

FORM No. 633—WARRANTY DEED. (Individual or Corporate).

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

1-1-74 **91201** WARRANTY DEED Vol. M74 Page 8939

KNOW ALL MEN BY THESE PRESENTS, That DONALD E. McGHEHEY and GRACE G. McGHEHEY *hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by* ROGER L. HARMS and ESTHER ELIZABETH HARMS, 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:*

Lot 4 in Block 5 of La Wanda Hills Tract No. 1002, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Liens and assessments of Plevna District Improvement Company, regulations, contracts, easements, water and irrigation rights in connection therewith.

Reservations and restrictions and terms and provisions thereof as set forth in the plat and on the deciation of the plat of LaWanda Hills, Tract No. 1002.

Easements and agreements of Record.

JUL 23 11 24 AM 1974

(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 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 $4950.00

①Whichever, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).① (The sentence between the symbols①, if not applicable, should be deleted. See ORS 93.030.)

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 15 *day of* July, *19* 74; *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.*

Donald E. McGhehey
Grace G. McGhehey

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, Brook *County of* ~~Klamath~~ } ss.

July 15, 19 74

Personally appeared the above named Donald E. McGhehey and Grace G. McGhehey *and acknowledged the foregoing instrument to be* their *voluntary act and deed.*

Before me: Charles K. Dick

(OFFICIAL SEAL) *Notary Public for Oregon*

My commission expires: My Commission Expires May 5, 1976

STATE OF OREGON, County of } ss.

, 19

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
First Federal
540 Main
City 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
First Federal
540 Main
City 97601
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 23rd *day of* July, *19* 74, *at* 11:44 *o'clock* A.M., *and recorded in book* M-74 *on page* 8939 *or as file/reel number* 91201, *Record of Deeds of said county.*

Witness my hand and seal of County affixed.

Wm. D. Milne
Recording Officer
By Hazel Drazil *Deputy*

Fee $2.00