

92184

98-2047

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That JAMES E. CHANEY and WILDA L. CHANEY, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DON W. STORY and VEMINA M. STORY, 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 1 in Block 1 of Tract 1044 known as WEMBLY PARK, Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; reservations, restrictions, easements and rights of way of records, and those apparent on the land; regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District;

(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 \$3,500.00. The whole of the consideration (including the purchase price of the property) is hereby acknowledged by the grantor and the grantee. In considering 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<sup>th</sup> day of June, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officer, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }  
County of Klamath } ss.  
June 4, 1974.

Personally appeared the above named James E. Chaney & Wilda L. Chaney, husband and wife,

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

Before me, Notary Public for Oregon  
My commission expires 12-31-75

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
June 4, 1974.

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 \_\_\_\_\_

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)

James E. Chaney et ux

GRANTOR'S NAME AND ADDRESS

Don W. Story et ux

GRANTEE'S NAME AND ADDRESS

After recording return to:

AA-1-A, Don W. Story  
Klamath Falls, Oregon 97601

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

Equitable Savings  
1386 SW 6th Avenue  
Portland, Oregon 97201

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of AUGUST, 1974, at 11:00 o'clock A.M., and recorded in book M 74 on page 10177 or as file/reel number 92184.

Record of Deeds of said county.  
Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By \_\_\_\_\_ Deputy

fee 1.20