

1-1-74 92561

## WARRANTY DEED

Page

11664

KNOW ALL MEN BY THESE PRESENTS, That FRANK A. SUCCO and BEVERLY P. SUCCO, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HUBERT C. NEWBERRY and LORRAINE A. NEWBERRY, 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:

Lots 27 and the Northwesterly 25 feet of Lot 26 in Block 17 of ELDORADO HEIGHTS IN THE CITY OF KLAMATH FALLS,

Subject to:

1. Reservations, restrictions, rights-of-way and easements of record and those apparent on the land;
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of ELDORADO HEIGHTS.

(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 \$ 30,900.00 . However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols @, 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 \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; 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)

STATE OF OREGON,  
County of Klamath } ss.  
August 29, 1974.

Personally appeared the above named Frank A. Succo and Beverly P. Succo, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, \_\_\_\_\_  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires 5-14-76

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: \_\_\_\_\_

FRANK A. SUCCO and BEVERLY P. SUCCO

GRANTOR'S NAME AND ADDRESS

HUBERT C. NEWBERRY and LORRAINE A. NEWBERRY,

GRANTEE'S NAME AND ADDRESS

After recording return to:

First Federal  
546 Main  
City

NAME, ADDRESS, ZIP

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

First Federal  
546 Main  
City

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 30th day of August, 1974, at 4:01 o'clock P.M., and recorded in book 1174 on page 11664 or as file/reel number 92561.

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

Wm. D. Milne

By \_\_\_\_\_ Recording Officer  
fee 2.00 Deputy