

1-1-74

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Gregory L. Judd Sr. and Marian H. Judd, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Ralph D. Dauster & Betty Jane D. Dauster, 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 5, of Sportsman Park, Klamath County, Oregon, according to the official plat thereof on file in Klamath County, Oregon, including the terms and provisions thereof, as set forth in deed from Peggy M. Stivers, who was formerly Peggy M. Sloan and Eldon V. Stivers, her husband; and Robert Sloan and Lucille Sloan, husband and wife to Gregory L. Judd and Marian H. Judd, husband and wife, recorded March 21, 1969 in deed volume M-69, page 2028, Deed Records of Klamath County, Oregon.

Lot 6, of Sportsman Park, Klamath County, Oregon, according to the official plat thereof on file in Klamath County, Oregon including the terms and provisions thereof, as set forth in deed from Robert Sloan and Peggy M. Sloan, husband and wife to Gregory L. Judd and Marian Judd, husband and wife, recorded February 18, 1963 in deed Volume 343, page 234 Deed Records of Klamath County, Oregon.

(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 reservations, restrictions, easements and rights of way of record and those apparent upon the land

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 \$19,750.00

~~Have the said consideration consist of or include any other property or interest in property which is the whole or part of the consideration (indicate which) (The sentence between the symbols "X", 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 1st day of October, 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)

Gregory L. Judd  
Marian H. Judd

STATE OF OREGON,

County of Klamath  
October 1, 1974.

STATE OF OREGON, County of

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

Personally appeared the above named  
Gregory L. Judd and Marian H.  
Judd

and acknowledged the foregoing instru-  
ment 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 be-  
half 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)

(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires March 29, 1977

Notary Public for Oregon  
My commission expires:

Gregory L. & Marian Judd  
3431 So. Pacific Highway Sp. 70  
Medford, Oregon 97501

GRANTOR'S NAME AND ADDRESS

Ralph & Betty Dauster  
6948 Stillwater way  
Sacramento, Calif.

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Gregory L. & Marian Judd  
3431 So. Pacific Highway Sp. 70  
Medford, Oregon 97501  
NAME, ADDRESS, ZIP

Send a check to requested all fee statements shall be sent to the following address:  
Ralph & Betty Dauster  
6948 Stillwater Way  
Sacramento, Calif. 95820  
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instru-  
ment was received for record on the  
9th day of October, 1974,  
at o'clock M., and recorded  
in book M 74 on page 13216 or as  
file/reel number 93733

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

WM. D. MILNE, COUNTY CLERK

By *Carl H. Hume*  
Recording Officer

FEE \$ 2.00