

1-1-74

WARRANTY DEED

Vol. 74 Page 13769

KNOW ALL MEN BY THESE PRESENTS, That Paul Williams and Alice Williams

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Ozay Hassan 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 17 of Schiesel Tracts, according to the official plat thereof on file in the records of Klamath County, Oregon.

SUBJECT TO: Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; rules, regulations and assessments of South Suburban Sanitary District, within the boundaries of which district said property is located, and reservations and restrictions of record, and further SUBJECT TO that certain mortgage entered into on the 30th day of April, 1963, wherein Jack Wayne Ryder and Joan H. Ryder and Veterans Administration as mortgagor, to secure the payment of the sum of \$13,500.00, recorded April 30, 1963, in Volume 217 of Mortgages, at page 22, Records of Klamath County, Oregon, which grantees herein assume to satisfy and agree to pay.

(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

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 \$17,000.00. 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 23.030.)

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 September, 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)

STATE OF OREGON, } ss.
County of Jackson
September 24, 1974

Personally appeared the above named Paul Williams and Alice Williams

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

Before me:
Notary Public for Oregon
My commission expires 9-13-76

STATE OF OREGON, County of Jackson,) ss.
Sept 25, 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 _____

_____ 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:
Notary Public for Oregon
My commission expires 9-13-76

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 21st day of OCTOBER, 1974, at 4:08 o'clock PM, and recorded in book M-74 on page 13769 or as file/reel number 91105

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

WM. D. MILNE

Recording Officer
By Hazel Drangel Deputy

FEE \$ 2.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP