

95823

28-8-1974

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That RAYBURN D. SOUTH and GAYLE I. SOUTH, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAYMOND M. JACKSON and VIOLET M. JACKSON, husband and wife, 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 in Block 93 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

(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 \$ 20,300.00. However, the actual consideration consists of the property being transferred, which is the whole consideration indicated in the deed. (The sentence between the symbols \$ and \$ does not apply to the property being transferred.)

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 16 day of December, 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 Klamath )  
December 16, 1974.

Personally appeared the above named RAYBURN D. SOUTH and GAYLE I. SOUTH, husband and wife,

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon  
My commission expires 8-12-77

Rayburn D. South & Gayle I. South  
2707 Corvallis  
Klamath Falls, Oregon

Raymond M. Jackson & Violet M. Jackson

GRANTEE'S NAME AND ADDRESS

After recording return to:

Raymond M. Jackson  
1305 California  
City

NAME, ADDRESS, ZIP

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

Raymond M. & Violet M. Jackson  
1305 California  
City

NAME, ADDRESS, ZIP

STATE OF OREGON, County of ) ss.  
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:

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires:

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the 17th day of DECEMBER, 1974, at 4:00 o'clock P.M., and recorded in book M 74 on page 16010 or as file/reel number 95823.

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

WM. D. MILNE

By [Signature] Recording Officer  
Deputy

FEE \$ 2.00

SPACE RESERVED FOR RECORDER'S USE