

95869

WARRANTY DEED

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16078

KNOW ALL MEN BY THESE PRESENTS, That Charles D. Clifford

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Barbara J. Bravo

, 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:

All of that portion of Lot 19 and a triangular piece off the Northeasterly side of Lot 20 in Block 125 of Mills Addition to the City of Klamath Falls, Oregon, which lies on the Southeasterly side of the following described line:

Beginning on the Northerly line of Lot 20 at a point thereon distant 6 feet Northwesterly from the corner common to Lots 19 and 20; thence running Southerly to a point on the Southwesterly from the corner common to Lots 19 and 20 in said Block and Addition, according to the Resubdivision Plat of said Block 125.

(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 grantor or his heirs, successors and assigns.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 19,500.00

However, the actual consideration paid for this transfer includes other property or value given or promised by the grantor to the grantee, which is described in the following paragraph. (The sentence between the symbols (H), 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 19th 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)

X Charles D. Clifford

X Margaret J. Clifford

STATE OF OREGON,

) ss.

County of Klamath

DECEMBER 19th, 1974

Personally appeared the above named CHARLES D. CLIFFORD & MARGARET CLIFFORD

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

(OFFICIAL SEAL)

Before me, PHYLLIS M. DOUGA
Notary Public for Oregon
My commission expires 1/1/75

STATE OF OREGON, County of) ss.

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Personally appeared

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:

Charles D. Clifford
1842 Lakeview Avenue
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

Barbara J. Bravo
2540 Orchard
Klamath Falls, OR 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Barbara J. Bravo
2540 Orchard P.O. Box 1679
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

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

BARBARA J. BRAVO
2540 ORCHARD AVE P.O. BOX 1679
KLAMATH FALLS, ORE 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 19th day of DECEMBER, 1974, at 11:30 o'clock A.M., and recorded in book M 74 on page 6079 or as file/reel number 95869

Record of Deeds of said county.

Witness my hand and seal of County affixed.

W. D. MILNE

Recording Officer

By Hazel D. Milne Deputy

FEE \$ 2.00

RECEIVED DEC 19 1974

11:30 am