

403

38-8880

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Robert E Bickham and Shirley M Bickham

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Paul W Jones and Paul W Jones Jr or the survivor of either, 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 4C 5C and 5D in Block 5 Railroad Addition to the City of Klamath Falls, 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

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 \$ 12,000.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate this)~~ (The sentence between the symbols ~~①~~, 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 6 day of May, 1975; 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.  
May 6, 1975

Personally appeared the above named Robert E Bickham and Shirley M Bickham and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires April 16, 1979

STATE OF OREGON, County of ) ss.  
1975

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.

Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

Robert E Bickham  
GRANTOR'S NAME AND ADDRESS  
Paul W Jones & Paul W Jones Jr.  
421 Commercial St.  
Klamath Falls Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
U S Nat'l Bank of Oregon  
P O Box 789 Att'n R Mason  
Klamath Falls Oregon 97601  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Paul W Jones & Paul W Jones Jr.  
421 Commercial St.  
Klamath Falls Oregon 97601  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

FEE \$ 2.00

STATE OF OREGON, } ss.  
County of Klamath  
I certify that the within instrument was received for record on the 6th day of MAY, 1975, at 3:40 o'clock P M., and recorded in book M 75 on page 4860 or as file/reel number 403.  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

WM. D. MILNE  
By Hazel Gray Deputy  
Recording Officer