

1-1-74

WARRANTY DEED

VOL. 75

5672

KNOW ALL MEN BY THESE PRESENTS, That

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

WESLEY L. DAVIS

, 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:

Undivided 1/2 interest in and to the following described real property situate in Klamath County, Oregon, to-wit:

Beginning at the NE corner of Dixon Addition to the City of Klamath Falls, Oregon, and running thence: North 45°46' West 181.2 feet to a point on the easterly right of way line of the Old Fort Klamath Road; thence North 46°29' East along said Northerly right of way line a distance of 184.65 feet to a point on the 40 line; thence South 1°02' West along said 40 line a distance of 253.21 feet to the point of beginning, in the NW 1/4 of SE 1/4 of Section 28, T. 38 S., R. 9 E., W. M.

(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 easements and restrictions of record or apparent on the face of 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 \$ 1500.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) or the sentence between the symbols or, if not applicable, shall be deleted. See ORS 92-020.~~

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 20 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)

*Donna Roper*

STATE OF OREGON, }  
County of Klamath } ss.  
May 20, 1975, 19

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

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 \_\_\_\_\_  
Donna Roper,  
and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: *Dora L. Chase*  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires 11/21/76

Before me: \_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

*Donna Roper*

GRANTOR'S NAME AND ADDRESS

*Wesley L. Davis*  
*431 Old 44th Rd.*  
*Klamath Falls, Oreg.*

GRANTEE'S NAME AND ADDRESS

After recording return to:

*Wesley L. Davis*  
*431 Old 44th Rd.*  
*Klamath Falls, Oreg. 97601*

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

*Wesley L. Davis*  
*431 Old 44th Rd.*  
*Klamath Falls, Oreg. 97601*

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 22nd day of MAY, 1975, at 3:35 o'clock P.M., and recorded in book M. 75 on page 5672 or as file/reel number 971, Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

*Hazel Dray* Deputy

FEE 2.00

MAY 22 1975

3:35 pm