

1894

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Thomas I. Varley & Shirley J. Varley,

H & W,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by David Bales & Dolores Bales, H & W, 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 # 11: S $\frac{1}{2}$ S $\frac{1}{2}$ E $\frac{1}{2}$ E $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ Section 10. TWP25S R8E W.M. Two and one-half acres M or L. Subject to a ten foot wide easement along entire North boundary and fifteen foot wide easement along entire South boundary for mutual roadway and all other roadway purposes. Subject to restrictions and reservations of record.

(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 \$ 2,500.00. (The sentence between the symbols ©, 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 16th day of June, 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)

Thomas Varley
Shirley J. Varley

STATE OF OREGON, Washington } ss.
County of Cowlitz
June 16, 1975

Personally appeared the above named
Thomas I. Varley & Shirley J. Varley

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

Before me: Valore L. Johnson
(OFFICIAL SEAL)
Notary Public for Oregon Washington
My commission expires 11-7-78

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 _____ 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: _____

Thomas I. Varley & Shirley J. Varley
Star Rte 3 Box 339
Bandle, Wn. 98377

GRANTOR'S NAME AND ADDRESS
David Bales and Dolores Bales
7260 Royal
Eugene, Oregon 97402

GRANTEE'S NAME AND ADDRESS
After recording return to:
David Bales - Trans. Table
7260 Royal 1040 Oak
Eugene, Oreg. 97402 Eugene Ore

Until a change is requested all tax statements shall be sent to the following address.
David Bales
7260 Royal
Eugene, Oreg. 97402
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 19th day of JUNE, 1975, at 12:35 o'clock P.M., and recorded in book M. 75 on page 6918 or as file/reel number 1894

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

WM. D. MILNE
Recording Officer
By Hazel [Signature] Deputy

RECEIVED JUN 19 1975