

2296

WARRANTY DEED

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38-9185

KNOW ALL MEN BY THESE PRESENTS, That

THE QUADRANT CORPORATION

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 RONALD E. PHAIR & LORRAYNE PHAIR, husband and wife. , 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

LOT 1 BLOCK 14, The Meadows, Tract 1026, Klamath County Oregon

RECEIVED
 JUN 12 1975
 Filed for

(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
 reservations, restrictions, easements and rights of way of records and those
 apparent upon the land; rules, regulations, liens and assessment of water users
 and sanitation districts.

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 \$ 3,850.00
 However, the actual consideration consists of or includes other property or value given or promised which is
 the whole consideration (indicate which). (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 27th 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)

STATE OF OREGON, } ss.

County of _____, 19____.

Personally appeared the above named _____

_____ and acknowledged the foregoing instru-
 ment to be _____ voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires _____

THE QUADRANT CORPORATION
 BY: Joseph H. Lipscomb
 Oregon Region General Manager

STATE OF OREGON, County of Washington) ss.
 June 12, 1975

Personally appeared Joseph H. Lipscomb and
 _____ who, being duly sworn,

for himself and _____
 Oregon Region _____
 General Manager _____

The Quadrant 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 be-
 half 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:

Notary Public for Oregon

My commission expires: 9-30-77

The Quadrant Corporation
 8364 SW Nimbus Ave.
 Beaverton, Oregon 97005

Ronald E. & Lorraine Phair
 4215 Barry Drive
 Klamath Falls, Oregon 97601

After recording return to:

First National
 R.E.D. P.O. Box 1935
 City

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

FEE \$ 2.00

STATE OF OREGON, } ss.

County of KLAMATH

I certify that the within instru-
 ment was received for record on the
 20th day of JUNE, 1975,
 at 3:40 o'clock PM., and recorded
 in book M 75 on page 7403 or as
 file/reel number 2296

Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

WM. D. MILNE

Recording Officer

By Hazel Thayer Deputy