

3361

WARRANTY DEED

8861

KNOW ALL MEN BY THESE PRESENTS, That Ronald E. Phair and Lorraine Phair  
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Jerry E. Lockhart and Jaculin L. Lockhart, 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 11 The Meadows, Tract 1026  
Klamath Falls, Ore.

(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 those  
reservations, restrictions, easements and rights of way of record and those apparent  
on the land; rules, regulations, liens and assessments 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 \$ 23,650.00  
However, the actual consideration consists of or includes other property or value given or promised which is  
the whole  
part of the  
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 31 day of July, 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.  
July 31, 1975.

STATE OF OREGON, County of Klamath } ss.  
1975.

Personally appeared \_\_\_\_\_ and  
\_\_\_\_\_ who, being duly sworn,

Personally appeared the above named Ronald E.  
Phair and Lorraine Phair, husband and wife

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 \_\_\_\_\_

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

\_\_\_\_\_ 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 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:

(OFFICIAL  
SEAL)

Before me:  
Notary Public for Oregon  
My commission expires 2-3-79

Notary Public for Oregon  
My commission expires:

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

GRANTOR'S NAME AND ADDRESS

Jerry E. Lockhart and Jaculin L.  
Lockhart  
2533 Reclamation

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ronald E. Phair  
4215 Barry Drive  
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

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

Box 1936  
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-  
ment was received for record on the  
31 day of July, 1975,  
at 3:40 o'clock P.M., and recorded  
in book M. 75 on page 8861 or as  
file/reel number 3361,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Wm D Milne

By Hazel Drangel Deputy  
Recording Officer

3.00