

38-9422  
KNOW ALL MEN BY THESE PRESENTS, That Maurice E. Bercot And  
Melvin L. Stewart

hereinafter called the grantor,  
for the consideration hereinafter stated to the grantor paid by Michael E. Martinez And  
Kathleen A. Martinez, Husband and Wife, husband and wife,  
hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the en-  
tirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and  
appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of  
Oregon, described as follows, to-wit:

Lot 8 Block 4 of Tract No. 1087, FIRST ADDITION TO BANYON PARK,  
KLAMATH COUNTY, OREGON

SUBJECT TO: Liens and assessments of South Suburban Sanitary  
District; reservations, restrictions and recitals in Book M73  
on page 4520 and Book M75 on page 3360, records of Klamath  
County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the en-  
tirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that gran-  
tor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that grantor will warrant and forever defend the above granted 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 \$3,800.00.  
However, the actual consideration consists of or includes other property or value given or promised which is  
part of the consideration (indicate which).  
the whole

In construing this deed and where the context so requires, the singular includes the plural, the masculine in-  
cludes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to  
make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 2nd day of  
Sept., 1975; if the grantor is a corporation, it has caused its corporate name to be signed and its cor-  
porate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Melvin L. Stewart  
Maurice E. Bercot

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,  
County of Klamath  
September 2, 1975

Personally appeared the above named  
Maurice E. Bercot & Melvin L.  
Stewart, their  
voluntary act and deed.

Before me,  
Notary Public for Oregon  
My commission expires: 7-21-77

STATE OF OREGON, County of ) ss.  
1975

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 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:

(OFFICIAL  
SEAL)

NOTE—The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO  
First Federal Savings  
2943 South Sixth Street  
Klamath Falls, Oregon  
97601

(DON'T USE THIS  
SPACE; RESERVED  
FOR RECORDING  
LABEL IN COUN-  
TIES WHERE  
USED.)

Fee \$3.00

STATE OF OREGON

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
3rd day of September, 1975,  
at 3:55 o'clock P.M., and recorded  
in book M75 on page 0354 or as  
file number 4460, Record of  
Deeds of said County.

Witness my hand and seal of  
County affixed.  
Wm. D. Milne

By \_\_\_\_\_ Title  
Deputy