

38-9322
WARRANTY DEED
KNOW ALL MEN BY THESE PRESENTS, That Harry A. Anderson and Millie D. Anderson, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Clenton C. Stephens and Martha M. Stephens, husband and wife, 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:

All of Lot 5 in Block 17, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, EXCEPT the Westerly 40 feet thereof, described in a deed from William C. Messner to Charles D. Withro, recorded in Deed Book 71 at page 146.

(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 1975-76 taxes now a lien but not yet payable,

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 \$ 11,000.00. 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 12th day of September, 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)

Millie D. Anderson

By Harry A. Anderson
Her Attorney-in-fact
Harry A. Anderson

STATE OF OREGON,

County of Klamath

September 15, 1975

STATE OF OREGON, County of _____ ss.

Personally appeared _____

Personally appeared the above named Harry A. Anderson

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

(OFFICIAL SEAL)

Before me: *Marlene T. Addington*
Notary Public for Oregon
My commission expires: _____

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.

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Clenton C. Stephens
1660 Portland St.
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Am Sac Mfg Corp.
P.O. Box 1420
Portland, OR

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____. Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

11354

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath } ss.

On this the 15th day of September, 19 75 personally appeared
Harry A. Anderson
who, being duly sworn (or affirmed), did say that he is the attorney in fact for Millie D.
Anderson and
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-
edged said instrument to be the act and deed of said principal.

Marlene T. (Official Seal)
Notary Public for Oregon
My commission expires 3-21-77

Before me:

Marlene T. Addington
Notary for the (Signature) State of Oregon
My Commission Expires: 3-21-77
~~XXXXXX~~

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Company

this 19th day of September A. D., 19 75 at 3:40 o'clock PM, and duly recorded in
Vol. M75, of Deeds on Page 11353

Fee \$6.00

WM. D. MILNE, County Clerk

By Phyllis Rutledge Deputy

FORM

STA

C

Har

who

And

that

edge

STA

Filed

this

Vol.

SEP 19 PM 3 40