

14419

WARRANTY DEED

Vol M76

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KNOW ALL MEN BY THESE PRESENTS, That CHARLES D. CUNNINGHAM,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BUEL C. HARSHMAN and ELIZABETH M. HARSHMAN, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 11 in Block 10, SECOND ADDITION to NIMROD RIVER PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Reservations as contained in plat dedication.
2. Covenants, conditions, and restrictions, imposed by instrument, including the terms and provisions thereof, recorded June 10, 1966 in Volume M66 at page 6074, Microfilm Records of Klamath County, Oregon.

(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 as set forth hereinabove

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 \$ 2,695.00. 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 May, 1976; 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)

Charles D. Cunningham
Charles D. Cunningham

STATE OF ~~ILLINOIS~~ Illinois } ss.
County of ~~Klamath~~ Fulton
May 12, 1976

Personally appeared the above named
Charles D. Cunningham

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

Before me:
(OFFICIAL SEAL) Mary Ann Baker
Notary Public for Oregon Illinois
My commission expires: 8-13-76
Fulton County

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____

_____ 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:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

CUNNINGHAM

GRANTOR'S NAME AND ADDRESS

HARSHMAN

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Buel C. Harshman
Box 32
Silver Lake, Oregon 97638
NAME, ADDRESS, ZIP

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

Mr. & Mrs. Buel C. Harshman
Box 32
Silver Lake, Oregon 97638
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 1 day of June, 1976 at 1:38 o'clock P.M., and recorded in book M. 76 on page 8065 or as file/reel number 14419.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm D Milne

By _____ Recording Officer
Deputy

3.00

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