

13-74

16265

WARRANTY DEED

Vol 76 Page 10633

KNOW ALL MEN BY THESE PRESENTS, That FIDELITY FUNDING & REALIZATION COMPANY, INC., an Oregon Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Ronald W. Peil and Linda J. Peil, 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 34 Block 2 Rolling Hills Subdivision, Tract 1099 according to the official plat thereof on file in the 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 easements and restrictions of record or apparent on the face of the land.

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 \$ 5,400.00

~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,400.00~~ (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 20 day of May, 19 76; 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.  
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Personally appeared the above named

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

Before me:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires:

STATE OF OREGON, County of Klamath } ss.  
May 20, 19 76  
Personally appeared E. J. Shipsey

who, being duly sworn, each for himself and not one for the other, did say that the former is the president of Fidelity Funding & Realization Co., Inc.

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: 4/18/80

Fidelity Funding & Realization  
Box 52  
Keno, Oregon 97627

Ronald W. & Linda J. Peil  
1920 Auburn St.  
Klamath Falls, Oregon 97601

After recording return to:

Fidelity  
main

NAME, ADDRESS, ZIP

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

Fidelity  
main

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 14th day of JULY, 19 76, at 9:06 o'clock A.M., and recorded in book N. 76 on page 10633 or as file/reel number 16265.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Hazel Drazel Deputy

FEE \$ 3.00

SPACE RESERVED  
FOR  
RECORDER'S USE