

18072

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That CARRIE HAZEL MATTSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DUANE L. MATTSON, Trustee under that Declaration of Trust entitled Phyllis Marie Mattson Trust, 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 3, Block 14 of the Town of Merrill, Klamath County, Oregon according to the SUPPLEMENTAL PLAT of said Town on file and of record in the office of the County Clerk 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

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 \$ None

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 16th day of August, 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.

Carrie Hazel Mattson  
Carrie Hazel Mattson

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, )  
County of Klamath ) ss.  
August 16, 1976

STATE OF OREGON, County of ) ss.  
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Personally appeared the above named Carrie Hazel Mattson

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

Before me:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires 4/24/78

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

Carrie Hazel Mattson  
321 Pine Street  
Hood River, Oregon 97031  
GRANTOR'S NAME AND ADDRESS

Duane L. Mattson  
26969 Frodeson Circle, N.E.  
Kingston, Washington  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Donald M. Ratliff  
Attorney at Law, Box 446  
Merrill, Oregon 97633  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
Duane L. Mattson  
26969 Frodeson Circle N.E.  
Kingston, Washington 98346  
NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.  
County of Klamath

I certify that the within instrument was received for record on the 24th day of August, 1976, at 2:19 o'clock P.M., and recorded in book M76 on page 13195 or as file/reel number #18072, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne, County Clerk  
Recording Officer  
By \_\_\_\_\_ Deputy  
Tale Care

Free \$3.00