

1-1-74

WARRANTY DEED

Pl. M76 Page 14171

18795

JACK C. COLAS and ESTHER L.

KNOW ALL MEN BY THESE PRESENTS, That
COLAS, husband and wife,

TIMOTHY P.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
BRITTON and JACQUELINE E. BRITTON, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The Easterly 150 feet of Lot 8 of PIEDMONT HEIGHTS, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

SUBJECT TO: 1974-75 real property taxes which are now a lien, but not
yet payable, and all future real property taxes and assessments; rules,
regulations, liens and assessments of water users and sanitation districts;
reservations, restrictions, easements and rights of way of record, and
those apparent on the land.

(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
above set forth

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 \$ 4,000.00
However, if the actual consideration consists of or includes property or other things of value which is
the whole or part of the consideration, the singular includes the plural and all grammatical
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 18 day of July, 1974,
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, } ss.
County of Klamath
July 18, 1974.

Personally appeared the above named JACK
C. COLAS and ESTHER L. COLAS,
husband and wife,

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Notary Public for Oregon
My commission expires 9-26-77

STATE OF OREGON, County of } ss.
1974

Personally appeared _____, and
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: _____ (OFFICIAL
SEAL)
Notary Public for Oregon
My commission expires: _____

Jack C. & Esther L. Colas
2805 Watson Street
Klamath Falls, Oregon

GRANTOR'S NAME AND ADDRESS

Timothy P. & Jacqueline E. Britton
2807 Watson Street
Klamath Falls, Oregon

GRANTEE'S NAME AND ADDRESS

After recording return to:

Timothy Britton
2807 Watson St.
K70

NAME, ADDRESS, ZIP

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

Timothy P. & Jacqueline E. Britton
2807 Watson Street
Klamath Falls, Oregon

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-
ment was received for record on the
10th day of September, 1976,
at 9:58 o'clock A.M., and recorded
in book M76 on page 14171 or as
file/reel number 18795
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Wm. D. Milne, County Clerk
Recording Officer
Deputy

Fee \$3.00