

1767

KNOW ALL MEN BY THESE PRESENTS, That Silbar, Smith & Company

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Roy D. McDonald and Virginia P. McDonald, husband and wife

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

An undivided 50.38% of
T35S R 10E W.M. Section 12, Lots #28 and #29

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are free from all encumbrances

and that grantor will warrant and forever defend the above granted 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 \$10,000.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the twenty-fourth day of August, 1976; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

SILBAR, SMITH & COMPANY

By

(If executed by a corporation,
affix corporate seal)

STATE OF CALIFORNIA)
County of San Diego)
August 24, 1976

Personally appeared the above named
Zev W. Silbar
and acknowledged the foregoing instru-
ment to be his voluntary act and deed.

Before me:
(OFFICIAL SEAL) Gloria Kelsen
Notary Public for California
My commission expires:

STATE OF OREGON, County of) ss.
1976

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 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:

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

NOTE—The sentence between the symbols () is not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

GLORIA KELSEN
NOTARY PUBLIC - CALIFORNIA

WARRANTY DEED

(SURVIVORSHIP)

Silbar, Smith & Company,
Zev W. Silbar, Owner

TO
Roy D. McDonald and
Virginia P. McDonald

When recorded please return to
Mr. and Mrs. Roy D. McDonald,
968 Garfield Avenue, El Cajon,
California 92020

(DON'T USE THIS
SPACE, RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instru-
ment was received for record on the
13 day of September, 1976,
at 12:31 o'clock P.M., and recorded
in book M76 on page 14294
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Wm. D. Milne

County Clerk Title.

fee \$3.00

Deputy.