

19034

## WARRANTY DEED

Vol. M76 page 14189

KNOW ALL MEN BY THESE PRESENTS, That THOMAS I. HOWELL and ELSIE L. HOWELL, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARCIA A. MAGNESS, 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 15 and 16 in Block 11 of WEST CHILOQUIN ADDITION to the City of CHILOQUIN, Oregon, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon.

## SUBJECT TO:

1. Taxes for the fiscal year 1976-1977, a lien but not yet due and payable.

(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 \$ 3,000.00. 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 14th day of September, 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)

Thomas I. Howell  
Elsie L. Howell

STATE OF OREGON, }  
County of Klamath } ss.  
September 14, 1976

Personally appeared the above named  
Thomas I. Howell and Elsie L.  
Howell, husband and wife  
and acknowledged the foregoing instru-  
ment to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 3-21-77

STATE OF OREGON, County of } ss.  
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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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. George A. Pandella, Jr.  
P.O. Box 286  
Chiloquin, Oregon 97624

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

Ms. Marcia A. Magness  
c/o P.O. Box 286  
Chiloquin, Oregon 97624

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-  
ment was received for record on the  
15 day of September, 1976,  
at 12:22 o'clock P.M., and recorded  
in book M76 on page 14189 or as  
file/reel number 19034

Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

Wm. D. Milne, County Clerk

Recording Officer

Sandy DeLore Deputy

fee \$3.00

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