

1-1-74

19411

WARRANTY DEED

Vol. M76 Page 15005

KNOW ALL MEN BY THESE PRESENTS, That Robert O. Ostrom and Mary Jo Ostrom, mother and son, not as tenants in common, but with right of survivorship, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Robert B. Montgomery, 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 4 in Block 38 of FIRST ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.

(for continuation of this deed see reverse side of this document)

(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 noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed,

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 \$ 13,500.00

~~However, the actual consideration consists of or includes other property or value given or promised which is 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 23 day of September, 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.  
September 23, 19 76

Personally appeared the above named  
Mary Jo Ostrom

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

Before me:  
Ruthy R. Mallama  
Notary Public for Oregon  
My commission expires: 6-13-80

Robert O. Ostrom  
By Robert O. Ostrom  
His Attorney-in-fact  
Mary Jo Ostrom  
STATE OF OREGON, County of Klamath ) ss.  
September 23, 19 76

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)

Ostrom  
2065 Gavery St.  
Klamath Falls, OR 97601  
GRANTOR'S NAME AND ADDRESS  
Robert Montgomery  
210 Grant St.  
Klamath Falls, OR  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Grantee  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, ) ss.  
County of \_\_\_\_\_  
I certify that the within instru-  
ment was received for record on the  
day of \_\_\_\_\_, 19\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book \_\_\_\_\_ on page \_\_\_\_\_ or as  
file/reel number \_\_\_\_\_,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

By \_\_\_\_\_ Recording Officer  
Deputy



STATE OF OREGON,

County of Klamath } ss.

15006

On this the 23rd day of September, 19 76 personally appeared  
Mary Jo Ostrom  
 who, being duly sworn (or affirmed), did say that he is the attorney in fact for  
Robert O. Ostrom and  
 that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-  
 edged said instrument to be the act and deed of said principal.

Before me:

(Official Seal)

Kathy R. Mallams

(Signature)

Notary Public for Oregon

My Commission Expires: 6-13-80

(Title of Officer)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.  
 this 24 day of September A. D. 19 76 at 10:34 o'clock A. M., and  
 duly recorded in Vol. M76, of Deeds on Page 15005

Wm D. MILNE, County Clerk

By Dorothy De Vere

fee \$6.00