

20809

Warranty Deed

This Indenture Witnesseth, That JELD-WEN, inc., an Oregon corporation,

herein called "grantor," in consideration of THIRTY-TWO THOUSAND EIGHT HUNDRED AND NO/100 Dollars to it paid, has bargained and sold and by these presents does grant, bargain, sell and convey to

MARK R. WENDT and ANN WENDT, husband and wife,

herein called "grantees," their heirs and assigns forever, the following described premises, situated in Klamath County, State of Oregon:

Lot 7, Block 10, Tract No. 1026, THE MEADOWS.

SUBJECT TO: (1) Regulations, levies, liens, assessments, rights of way and easements of South Suburban Sanitary District. (2) Easement created by instrument, including the terms and provisions thereof, dated January 10, 1949, recorded January 14, 1949, in Book 228, Page 61, in favor of California Oregon Power Company for electric transmission lines over the S&S NE 1/4 SW 1/4.

(3) Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded November 29, 1971, in Book M-71, Page 12500.

(4) Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1026, The Meadows.

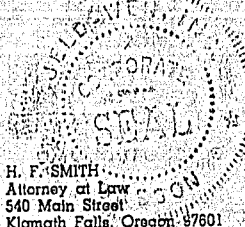
(5) 1976-77 real property taxes which are now a lien but not yet due and payable,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD said premises unto grantees, their heirs and assigns forever. Said grantor does covenant to and with said grantees, their heirs and assigns, that it is the owner of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as stated above; and that it and its successors and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$32,800.00.

IN WITNESS WHEREOF, JELD-WEN, inc., pursuant to a resolution of its board of directors, has caused these presents to be signed by its President and Secretary this 26th day of October, 1976.



H. F. SMITH
Attorney at Law
540 Main Street
Klamath Falls, Oregon 97601

JELD-WEN, inc.

By [Signature] - Pres.

By [Signature] - Sec.

SEND TAX STATEMENTS TO:
MARK R. and ANN WENDT

75 OCT 26 PM 3 31

STATE OF OREGON
County of KLAMATH

ss. October 26, 1976

17027

Personally appeared the above-named

known to me to be the identical person^s described as grantor^s in the within Deed, and
acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Marian L. Strong
NOTARY PUBLIC FOR OREGON
My commission expires _____

STATE OF OREGON
County of KLAMATH

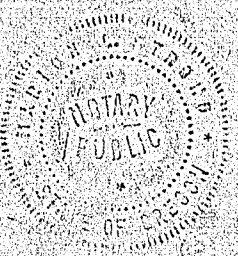
ss. October 26, 1976

Personally appeared R. L. WENDT and L. V. WETTER,
who, being first duly sworn, did say that they are the President and Secretary,
respectively, of JELD-WEN, inc., an Oregon corporation,

and that the foregoing Deed was signed in behalf of said corporation by authority of its
Board of Directors; and they acknowledged said Deed to be its voluntary act and deed.

Before me:

Marian L. Strong
NOTARY PUBLIC FOR OREGON
My commission expires 1-13-78



Warranty Deed

From

To

Recording Data:

STATE OF OREGON,
County of Klamath,
filed for record at request of
TRANSMERITATIVE INS. CO.
on this 26 day of OCTOBER A.D. 19 76
at 9:31 o'clock P M, and duly
recorded in Vol. M 76 of DEEDS
page 17026
Wm D. MILNE, County Clerk
By Elizabeth J. Dwyer
FEE \$ 6.00

Return to:

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