

1-1-74

21054

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That JACK ULAM and LOLA ULAM, husband and wife and GEORGE A. PONDELLA, JR. hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DONALD R. HAMRICK and SUSAN D. HAMRICK, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 15 and 16 in Block 12, CHILOQUIN DRIVE ADDITION TO THE CITY OF CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record

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 \$22,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 29th day of October, 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)

STATE OF OREGON,

County of Klamath

October 29, 1976

Personally appeared the above named Jack Ulam, Lola Ulam and George A. Pondella, Jr.

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, Notary Public for Oregon
My commission expires: 3-21-77

STATE OF OREGON, County of Klamath, 1976

Personally appeared _____, 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 behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Donald R. Hamrick
P.O. Box 574
Chiloquin, OR 97624

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

U.S. Nat'l Bank
740 Main St
City, 97601

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 2nd day of NOVEMBER, 1976, at 12:41 o'clock P.M., and recorded in book M. 76 on page 17370 or as file/reel number 21054.

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

WM. D. MILME

By _____ Recording Officer
Deputy

FEE \$ 3.00