

22469

KNOW ALL MEN BY THESE PRESENTS, That JOE D. FORD and CYNTHIA I. FORD, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DENNIS M. UTLEY and JANIS M. UTLEY, 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:

Lot 6 in Block 2 of PLEASANT VIEW TRACTS, according to the official plat thereof on file in the office of the Clerk, Klamath County, Oregon.

EXCEPTING THEREFROM the Easterly five feet thereof.

ALSO, beginning at a point in the North line of the Dalles-California Highway, 813.4 feet Easterly from the intersection of said North line of the Highway and the Easterly right of way line of the United States Reclamation Service Main Canal, thence North 0° 31' West, 547.1 feet to the true point of beginning; thence North 0° 31' West, 110 feet; thence South 89° 31' West, 100 feet; thence South 0° 31' East, 110 feet; thence North 89° 32' East, 100 feet to the place of beginning, being a portion of the SW 1/4 NW 1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian.

(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: 1. Regulations of South Suburban Sanitary District. 2. Regulations of Enterprise Irrigation District. 3. Reservations and easements as contained in instrument recorded in Volume 100, page 308.

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 \$ 19,500.00. 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 3rd day of December, 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, } ss.
County of Klamath
December 3, 1976

Personally appeared the above named Joe D. Ford and Cynthia I. Ford

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

Before me, Judge P. Lubals
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 8-12-77

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.

Before me: (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Dennis M. & Janis M. Utley
2144 Gary Street
Klamath Falls, Oregon

NAME, ADDRESS, ZIP

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

Dept. of Veterans Affairs
1225 Perry Street, S.E.
Salem, Oregon 97310

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

FEE \$ 3.00

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 3rd day of DECEMBER, 1976, at 2:30 o'clock P.M., and recorded in book M. 76 on page 19462 or as file/reel number 22469.

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

WM. D. MILNE
By J. Hagel Dragic Recording Officer Deputy