

24065

KNOW ALL MEN BY THESE PRESENTS, That WESLEY E. WILLIAMS and MARILYN J.

WILLIAMS, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HENRY P. GENTRY

and BERNICE L. GENTRY, 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 1, Block 5, PINE GROVE PONDEROSA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: 1. Restrictions and easements as contained in plat dedication; 2. Utility easement 16 feet centered on line between lots 1 and 2 as shown on dedicated plat; 3. Easement and right of way, including the terms and provisions thereof, recorded August 1, 1942 in Volume 149, page 144, Deed Records of Klamath County, Oregon; 4. Covenants, conditions and restrictions, imposed by instrument, including the terms and provisions thereof, recorded December 12, 1966 in Volume M66, page 12403, Klamath County, Oregon, Microfilm Records.

(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 shown herein

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 \$ 13,000.00

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 11 day of January, 1977; 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)

WESLEY E. WILLIAMS

MARILYN J. WILLIAMS

STATE OF OREGON, }  
County of Klamath } ss.  
January 11, 1977

Personally appeared the above named  
Wesley E. Williams and Marilyn  
J. Williams

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

Before me:  
(OFFICIAL SEAL) *John B. Lubok*  
Notary Public for Oregon  
My commission expires: 8-12-77

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

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:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Henry and Bernice Gentry  
200 S. Jefferson  
Napa, CA 94558  
NAME, ADDRESS, ZIP

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

SAME

NAME, ADDRESS, ZIP

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  
12th day of JANUARY, 1977,  
at 12:40 o'clock P.M., and recorded  
in book M 77 on page 593 or as  
file/reel number 24065  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

WM. D. MILNE

By *Harold E. Hagan* Recording Officer  
Deputy

FEE \$ 3.00