

## WARRANTY DEED

25073

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 yton & Co. in Green

KNOW ALL MEN BY THESE PRESENTS, That..... Payton & Co., an Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Neil Garrett and Robert Garrett, 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 unpertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 8 and the Northeasterly 26.1 feet of Lot 7, in Block 9,  
First Addition to the City of Klamath Falls, Oregon according to the  
official plat in the office of the County Clerk.

(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 those of record and apparent on the land and City of Klamath Falls sewer service charge.

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 \$ 1,805.50  
 The whole consideration (indicate which).<sup>(1)</sup> (The sentence between the symbols <sup>o</sup>, 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 1st day of Feb. 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)

STATE OF OREGON, )  
County of KLAMATH ) ss  
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Personally appeared the above named

..... and acknowledged the foregoing instru-  
ment to be ..... voluntary act and deed

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

STATE OF OREGON, County of Klamath ) ss  
Feb. 1, 1977 19

Personally appeared C. P. Peyton and  
Doris A. Peyton 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

Peyton & Co. 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: Joseph A. Crawford  
Notary Public for Oregon  
My commission expires: March 4 1980

STATE OF OREGON.

County of Klamath

I certify that the within instrument was received for record on the 3rd day of FEBRUARY, 1977, at 3:44 o'clock P. M., and recorded in book M 77 on page 2075 or as file/reel number 25033, Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

WM. D. MILNE

By Hazel Drazie Recording Officer Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Security Savings  
222 S. Du

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP