

L# 0141068 TH 38-11972

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38-11972

FORM No. 633—WARRANTY DEED (Individual or Corporate)

WARRANTY DEED

1-174

25658

WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS, That MELVIN L. STEWART and MARY LOU STEWART, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARK DAVID JONES and MARIE ANTOINETTE JONES, 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 35 in Block 3, Tract No. 1064, FIRST ADDITION TO GATEWOOD
SUBJECT TO:

1. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

(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

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 \$ 39,268.00

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 12th 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.

Melvin L. Stewart
Mary Lou Stewart

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }
County of Klamath } ss.
FEBRUARY 17, 1977

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____ and

Personally appeared the above named Melvin L. Stewart & Mary Lou Stewart

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 _____

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

_____ 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: *Donald V. Brown*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 11-12-78

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

GRANTOR'S NAME AND ADDRESS
Melvin L. Stewart

STATE OF OREGON, } ss.
County of Klamath }
I certify that the within instrument was received for record on the 18th day of FEBRUARY, 1977, at 11:42 o'clock A.M., and recorded in book M-77 on page 2945 or as file/reel number 25658. Record of Deeds of said county. Witness my hand and seal of County affixed.

GRANTEE'S NAME AND ADDRESS
Mark David Jones
PFSH
2943 S. G. H.

SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Mark David Jones
PFSH
2943 S. G. H.

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Mark David Jones
PFSH
2943 S. G. H.

NAME, ADDRESS, ZIP

WM. D. MILNE
Recording Officer
Patricia L. ... Deputy

FEE \$ 3.00