

38-12137

25661

KNOW ALL MEN BY THESE PRESENTS, That Gene O. Germain and JoAnne E. Germain, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Charles H. Sawyer and Karyn M. Sawyer, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 23 in Block 6, Tract No. 1035, GATEWOOD, in the County of Klamath and State of Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed,

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 \$44,900.00. However, the actual consideration consists of or includes other property or value given or promised which is 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 17 day of February, 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, XXXXX NEVADA

County of Wasco, February 17, 1977.

Personally appeared the above named Gene O. Germain and JoAnne E. Germain

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

Notary Public for Oregon, Nevada  
My commission expires Jan. 15, 1980

STATE OF OREGON, County of Klamath, 1977.

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 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:  
Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

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 2950 or as file/reel number 25661

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

WM. D. MILNE  
By Hazel W. Deputy  
Recording Officer

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
First National Bank of OR  
PO Box 1936  
Klamath Falls, Or 97601  
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP