

CENTRAL STATE TITLE COMPANY

FORM No. 690—DEED, WARRANTY (Survivorship) (Individual or Corporate)

1-1-74

25748

WARRANTY DEED—SURVIVORSHIP

Vol. 77 Page 3070

KNOW ALL MEN BY THESE PRESENTS, That ALVIN MITCHELL and JEWEL MITCHELL,  
his wife hereinafter called the grantor,  
for the consideration hereinafter stated to the grantor paid by ARCHIE A. MITCHELL and DARLENE J.  
MITCHELL, his wife,  
hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in com-  
mon but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the follow-  
ing described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise  
appertaining, situated in the County of Klamath, State of Oregon, to-wit:

Lots 24 and 25 in Block 20, of SPRAGUE RIVER VALLEY ACRES, according to the Official  
Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns  
and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with  
the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.  
And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns,  
that grantor is lawfully seized in fee simple of said premises, that same are 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 \$ 1,500.00  
XX  
XX  
XX  
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 23rd 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 California } ss.  
County of Stanislaus  
January 31, 1977

Personally appeared the above named  
Alvin Mitchell and Jewel Mitchell

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

Before me:  
(OFFICIAL SEAL)  
Notary Public for California  
My commission expires 12/18/79

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

STATE OF OREGON, } ss.  
County of Klamath  
I certify that the within instru-  
ment was received for record on the  
22nd day of FEBRUARY, 1977,  
at 11:41 o'clock A.M., and recorded  
in book M 77 on page 3070 or as  
file/reel number 25748  
Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

WM. D. MILNE  
By Hazel Drago Deputy  
Recording Officer

SPACE RESERVED  
FOR  
RECORDER'S USE

Alvin Mitchell, etux  
2841 Fowler Rd., Sp. 157  
Ceres, Ca. 95307  
GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS  
M/M Archie A. Mitchell  
1321 Woodside Drive  
Modesto, Ca. 95350  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
GRANTEE, at above address  
NAME, ADDRESS, ZIP

FEE \$ 3.00