

MTC. 1095-3047

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

1-1-74

WARRANTY DEED

Vol. 77 Page 4797

KNOW ALL MEN BY THESE PRESENTS, That STEPHEN A. HOFFMAN and GERTRUDE J. HOFFMAN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM R. NOBLE and KYOKO NOBLE, 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 21 in Block 8, Tract No. 1079, known as SIXTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Assessments of South Suburban Sanitary District, and Enterprise Irrigation District; restrictions and easements as contained in plat dedication; covenants, conditions and restrictions imposed by instrument recorded June 29, 1973 in Volume M-73 at page 8283.

(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 stated above

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 \$ 44,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 18th day of March, 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)

Stephen A. Hoffman

Gertrude J. Hoffman

STATE OF OREGON, County of Douglas, ss.

STATE OF OREGON,
County of Douglas, ss.
March 18, 1977

Personally appeared the above named

Stephen A. Hoffman and Gertrude J. Hoffman

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: May 20, 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)

Stephen A. Hoffman
Gertrude J. Hoffman

GRANTOR'S NAME AND ADDRESS

William R. Noble
Kyoko Noble

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. William R. Noble
3860 Rio Vista Way
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

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

Department of Veterans' Affairs
1225 Ferry Street SE
Salem, OR 97310
NAME, ADDRESS, ZIP

Loan #M-63285

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument was received for record on the 22nd day of MARCH, 1977, at 2:47 o'clock P.M., and recorded in book M. 77 on page 4797 or as file/reel number 27033.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

By J. L. D. Deputy
Recording Officer

FEE \$ 3.00