

L# 01-41140 71A 38-12238

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

1-1-74

27304

WARRANTY DEED

Vol. 27304 5172

KNOW ALL MEN BY THESE PRESENTS, That DANIEL J. DUFF and DORIS V. DUFF, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LYLE S. BERRY and SHARON G. BERRY, 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 11 in Block 8 of Tract No. 1064, FIRST ADDITION TO GATEWOOD.

(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 covenants, conditions, plat restrictions, reservations, rights, rights of way and easements now of record.

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 \$ 30,000.00. 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 25th 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)

Daniel J. Duff  
DORIS V. DUFF

STATE OF OREGON,

County of Klamath

March 25, 1977

STATE OF OREGON, County of

Personally appeared

Personally appeared the above named Daniel J. Duff and Doris V. Duff

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

Before me: Susan W. Beaton

(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 11-12-78

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 28th day of MARCH, 1977, at 4:03 o'clock P.M., and recorded in book M77 on page 5172 or as file/reel number 27304. Record of Deeds of said county. Witness my hand and seal of County affixed.

WM. D. MILNE  
By Hazel Drayton Deputy  
Recording Officer

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS  
GRANTEE'S NAME AND ADDRESS  
SHASTA PLAZA BRANCH  
First Federal Savings & Loan Association  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address:  
SHASTA PLAZA BRANCH  
First Federal Savings & Loan Association  
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE