

MTC 1097-2883

27642

WARRANTY DEED

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5637

KNOW ALL MEN BY THESE PRESENTS, That J. R. MALDONADO and TESSA MALDONADO
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRANK A. SUCCO
and BEVERLY P. SUCCO 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The Southerly 75 feet of Lot 1, GIENGER'S HOME TRACTS, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to a Mortgage dated December 14, 1973 Recorded December 20, 1973
In Volume M73, Page 16220 Microfilm Records of Klamath County, in favor
of Firstbank Mortgage Corporation, A Washington corporation, which mortgage
grantee hereby assumes and agrees to pay according to its terms and also
hereby assumes the obligation of Carl M. McCoy etux and assumed by J.R.
Maldonado etux, under the terms of the instruments creating the loan to
indemnify the VA to the extent of any claim payment arising from the guaranty
or insurance of the indebtedness above-mentioned, and consents to his release
from his obligations under the loan instruments.

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

Enterprise Irrigation District and South Suburban Sanitary District.

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 \$25,000.00

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 15 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)

J.R. Maldonado
Tessa Maldonado

STATE OF OREGON, }
County of Klamath } ss.
February 15, 1977

Personally appeared the above named
J.R. Maldonado and Tessa Maldonado

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

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires: 1/23/81

STATE OF OREGON, County of } ss.
Personally appeared }
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:

J.R. Maldonado
2422 Wiard St.
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

Frank A Succo
1751 Etne
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Frank A. Succo

2115 Navy Drive
Klamath Falls, OR
NAME, ADDRESS, ZIP

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

N/A

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-
ment was received for record on the
5th day of APRIL, 1977,
at 10:52 o'clock A.M., and recorded
in book M. 77 on page 5637 or as
file/reel number 27642

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE

Recording Officer

By Hazel D. Milne Deputy

FEE \$ 3.00

97 APR 5 AM 10 52