

27659

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DAVID R. CLUBB and MARY M. CLUBB, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ETHEL L. NAY, life estate for her life and remainder to BILL O. NAY

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 1, Block 7, LENOX, Klamath Falls, Oregon.

(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 prior trust deed from grantees to DAVID R. CLUBB and MARY M. CLUBB which grantees hereby assume and agree to pay according to its terms recorded Klamath County, Book M77, page 4397, real number 26721.

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 \$ 6,500.00

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 1st day of April, 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)

DAVID R. CLUBB

MARY M. CLUBB

STATE OF OREGON,

County of Klamath

April 1, 1977

STATE OF OREGON, County of Klamath, ss.

April 1, 1977

Personally appeared DAVID R. CLUBB and

MARY M. CLUBB who, being duly sworn,

each for himself and not one for the other, did say that the former is the

N/A 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)

Before me: (OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: May 3, 1980

Notary Public for Oregon

My commission expires:

DAVID R. CLUBB and MARY M. CLUBB

3640 Flint St.

Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

ETHEL L. NAY and BILL O. NAY

3664 Flint

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

CLEAN D. RAMIREZ

Box 368

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Rev: ETHEL L. NAY and BILL O. NAY

3664 Flint St.

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instru-

ment was received for record on the

5th day of APRIL, 1977,

at 2:24 o'clock P.M., and recorded in

book M77 on page 5670 or as

file/reel number 27659

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

WM. D. MILNE

Recording Officer

By Hazel Magie Deputy

FEE \$ 3.00