

77 MAY 2 PM 2 14

8 pt. type or larger

Vol. 11 Page 7507

RECORDING REQUESTED BY
28926

AND WHEN RECORDED MAIL TO

Name John M. McGuire
Street 20216 Lakewood Dr.
City & State Canyon Country, Calif.
91351

STATE OF OREGON; COUNTY OF KLAMATH; ss.

led for record

this 2nd day of MAY A.D. 1977 at 2:14 o'clock PM, and

recorded in Vol. M 77, of DEEDS on Page 7507

FEE \$ 3.00

Wm D. MILNE, County Clerk

TAKES AS 4000E

Glenn Dwyer

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

WARRANTY DEED

THIS INDENTURE, made the 1 day of APRIL, 1977

BETWEEN NEAL F. HAHN

, the part 4 of the first part,

AND John M. McGuire and Nancy J. McGuire, husband and wife as joint tenants

, the part ies of the second part,

WITNESSETH: That the said part 4 of the first part, for and in consideration of the sum of FIFTEEN HUNDRED AND NO/100 Dollars, lawful money of the United States of America, to hold in hand paid by the said part ies of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain, sell, convey and confirm, unto the said part ies of the second part, and to their heirs and assigns forever, all that certain lot, piece, or parcel of land situate, lying and being in the County of and State of and bounded and particularly described as follows, to-wit:

LOT 31, BLOCK 36
KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2
AS RECORDED IN KLAMATH COUNTY, OREGON

TOGETHER with all and singular the tenements, hereditaments and appurtenances, thereunto belonging, or in anywise appertaining, and the reversion or reversions, remainder and remainders, rents, issues and profits thereof.

To HAVE AND TO HOLD, this same to the said John M. McGuire and Nancy J. McGuire's

heirs and assigns forever; and the said first part does hereby covenant with the said John M. McGuire and Nancy J. McGuire and their legal representatives, that the said real estate is free from all incumbrances;

that he does have good right and lawful authority to sell the same to the said John M. McGuire and Nancy J. McGuire; and that he will, and his heirs, executors and administrators shall WARRANT AND DEFEND the title to said premises against the just and lawful claims and demands of all persons whomsoever. IN WITNESS WHEREOF, the said part 4 of the first part has hereunto set his hand and seal the day and year first above written.

Neal F. Hahn

STATE OF California ss.
County of Los Angeles

On April 15, 1977 before me, the undersigned, a Notary Public in and for said State, personally appeared NEAL F. HAHN

known to me to be the person whose name subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal



OFFICIAL SEAL
DOROTHY VOLANTIS
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

(Seal) *Dorothy Volantis*
Dorothy Volantis
NAME (TYPED OR PRINTED)
Notary Public in and for said State.

Title Order No. My Commission Expires October 20, 1980

Escrow or Loan No.