

1-1-74

30536

WARRANTY DEED

Vol. 77 Page 5753

KNOW ALL MEN BY THESE PRESENTS, That JERRY O. ANDERSON and  
PEGGY J. ANDERSON, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by F. NORMAN  
ROGERS and MARY ELLEN ROGERS, 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:

Lot 8 in Block 49, BUENA VISTA ADDITION TO THE CITY OF 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  
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 \$ 26,700.00.  
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 June, 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)

Jerry O. Anderson

Peggy J. Anderson

STATE OF OREGON, )  
County of Klamath ) ss.  
June 1, 1977

STATE OF OREGON, County of ) ss.  
June 1, 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 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.

Personally appeared the above named  
Jerry O. Anderson and Peggy J. Anderson  
and acknowledged the foregoing instru-  
ment to be their voluntary act and deed.

Before me:  
(OFFICIAL SEAL) Gerald V. Brown

Notary Public for Oregon  
My commission expires: 11-12-78

Notary Public for Oregon  
My commission expires:

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
3rd day of June, 1977,  
at 2:51 o'clock PM, and recorded  
in book M77 on page 9739 or as  
file/reel number 30536

Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

Wm. D. Milne  
Recording Officer  
By [Signature] Deputy

Fee \$3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
First Fed  
2943 S. 6th  
City

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE