

L# 01-41242 MTC 3594

FORM No. 633—WARRANTY DEED (Individual or Corporate).
1-1-74 31234

WARRANTY DEED

Vol. 17 Page 10760

KNOW ALL MEN BY THESE PRESENTS, That EDWARD C. CLOUD and MARY SUE CLOUD, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BOBBY L. STEPP and MARLENE L. STEPP, 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 5 in Block 9, TRACT 1025, WINCHESTER, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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, easements or restrictions of record, common to the area or apparent on the face of the land

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 \$ 32,250.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate in which) of the above described premises should be deleted. See OES 97-030.

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 20 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.

Edward C. Cloud
Mary Sue Cloud

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
June 20, 1977

Personally appeared the above named Edward C. Cloud and Mary Sue Cloud

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

Before me, Notary Public for Oregon
My commission expires: 3-27-81

STATE OF OREGON, County of) ss.
June 20, 1977

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 behalf 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:

Edward C. and Mary Sue Cloud
4933 Memorie Lane
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Bobby I. Stepp and Marlene L. Stepp

GRANTEE'S NAME AND ADDRESS

After recording return to:

1st Nat Bank Bldg
540 Main City

NAME, ADDRESS, ZIP

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

1346 L Stepp
4932 Memorie Ln

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 20th day of JUNE, 1977, at 9:26 o'clock AM., and recorded in book M77 on page 10760 or as file/reel number 31234, Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Hazel Dray Deputy

FEE \$ 3.00