

31913

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KNOW ALL MEN BY THESE PRESENTS, That JAMES E. MOTLEY and MILDRED M. MOTLEY,
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ARTHUR G. WHITEMORE and DOROTHY A. WHITEMORE, 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:
A parcel of land situated in Lots 11 and 12, Block 15 of BUENA VISTA ADDITION to Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Beginning at a $\frac{1}{2}$ inch iron pin on the Westerly right-of-way line of Berkley Street from which the Southeast corner of said Lot 12 bears South $00^{\circ}15'36''$ West, 93.93 feet; thence North $89^{\circ}44'45''$ West, 85.00 feet to the Westerly line of the East $\frac{1}{2}$ of said Lot 11; thence North $00^{\circ}15'36''$ East along said Westerly line of the East $\frac{1}{2}$ of Lot 11, 70.00 feet; thence South $89^{\circ}44'45''$ East, 85.00 feet to a $\frac{1}{2}$ inch iron pin on said Westerly right-of-way of Berkley Street; thence South $00^{\circ}15'36''$ West along said Westerly right-of-way line, 70.00 feet to the point of beginning.

SUBJECT TO:

1. Covenants, conditions and restrictions, imposed by instrument, including the terms and provisions thereof, recorded September 10, 1956 in Volume 12 at page 250,**

(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

*Miscellaneous Records of Klamath County, Oregon and modified by instrument recorded July 7, 1959 in Volume 314 at page 80, Deed Records of Klamath County, Oregon.

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 \$ 31,500.00

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 29th 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)

STATE OF OREGON,

STATE OF OREGON, County of

) ss.

County of Klamath

JULY 1

1977

Personally appeared

and

who, being duly sworn,

Personally appeared the above named James E. Motley and Mildred M. Motley

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

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

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:

Before me:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Notary Public for Oregon

Notary Public for Oregon

My commission expires MARCH 30, 1981

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal
540 Main

NAME, ADDRESS, ZIP

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

Arthur G. Whitemore
2424 Berkley

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 1st day of JULY, 1977, at 3:21 o'clock P. M., and recorded in book 317 on page 11716 or as file/reel number 31913

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

W. O. Hilde

Recording Officer

By Hazel D. Hilde Deputy

FEE \$ 3.00