

1-1-74

32259

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Fidelity Funding & Realization Co., Inc.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Mark A. Smith and Rose M. Smith, H/W, 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, Block 2, Rolling Hills Subdivision, Tract 1099, according to the official plat thereof on file in the records 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 and restrictions of record or apparent on 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 \$ 7,400.00

However, the actual consideration consists of ~~or includes other property or value given or promised which xxx~~ (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 8 day of July, 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.

Fidelity Funding & Realization Co., Inc.

(If executed by a corporation, affix corporate seal.)

STATE OF OREGON,

County of _____, 19____

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: _____

STATE OF OREGON, County of Klamath _____ ss.

July 8, 1977

Personally appeared E. J. SHIPSEY

who, being duly sworn,

he is _____ president of Fidelity

Funding & Realization Co., Inc., 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:

Notary Public for Oregon

My commission expires: 4/18/80

(OFFICIAL SEAL)

FIDELITY FUNDING & REALIZATION CO., INC.

BOX 52

KENO, OREGON 97627

GRANTOR'S NAME AND ADDRESS

Mark A. Smith & Rose M. Smith

2211 Main St.

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mark A. Smith & Rose M. Smith

2211 Main St.

Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

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

Mark A. Smith & Rose M. Smith

2211 Main St.

Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath _____ ss.

I certify that the within instrument was received for record on the 8th day of JULY, 1977,

at 3:27 o'clock P.M., and recorded

in book M77 on page 12128 or as

file/reel number 32259,

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Pat McCallum, Recording Officer Deputy

FEE \$ 3.00