

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, ORE. 97204

Vol. MT Page 12386

KNOW ALL MEN BY THESE PRESENTS, That JAMES V. DAVIS and NANCY J. DAVIS, Husband and Wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by SALLIE C. WHITKE, a Single Women, 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:

Lots 23 and 24 in Block 7, ST. FRANCIS PARK, 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.

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 \$ 29,500.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration, which is hereby acknowledged.

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 12th 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.

(If executed by a corporation, affix corporate seal)

JAMES V. DAVIS
NANCY J. DAVIS

STATE OF OREGON,
County of Klamath } ss.
July 12, 1977

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____

Personally appeared the above named
JAMES V. DAVIS and
NANCY J. DAVIS Husband & Wife
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

_____ and
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 _____

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 2-28-1981

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.
Before me:
Notary Public for Oregon
My commission expires: _____ (OFFICIAL SEAL)

JAMES V. & NANCY J. DAVIS

GRANTOR'S NAME AND ADDRESS
SALLIE C. WHITKE

GRANTEE'S NAME AND ADDRESS
After recording return to:
Klamath Falls Real Estate Finance Center
P.O. Box 1060
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Sallie C. Whitke
4619 Boardman Ave.
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
13th day of July, 1977,
at 11:32 o'clock A.M., and recorded
in book M 77 on page 12386 or as
file/reel number 32423,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

By Wm. D. Milne Recording Officer
Pat McCullough Deputy

Fee \$3.00