

1-1-74

32764

WARRANTY DEED

38-12897

KNOW ALL MEN BY THESE PRESENTS, That George J. Carson, Trustee, under Declaration of Trust established April 24, 1967

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Earl W. Enyart and Virginia M. Enyart, 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:

The SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 24, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon

Subject: To 1977 - 78 Real Estate Taxes a lien but not yet payable.

(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, excepting; reservations of patent from the United States of America; restrictions, easements and encroachments of record or visible upon the premises.

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 \$20,000.00. 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 16 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)

STATE OF OREGON, County of ss.

County of Orange, 1977.

Personally appeared the above named George J. Carson

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

Before me:

Notary Public for Oregon

My commission expires:

April 24, 1981

George J. Carson

P. O. Box 2424

Santa Anna, Ca. 92707

GRANTOR'S NAME AND ADDRESS

Earl W. Enyart & Virginia M. Enyart

52410 Doe Lane

La Pine, Oregon 97739

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ahern Realty

52427 River Pine Rd.

La Pine, Oregon 97739

NAME, ADDRESS, ZIP

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

Earl W. Enyart et ux

52410 Doe Lane

La Pine, Oregon 97739

NAME, ADDRESS, ZIP

STATE OF OREGON, County of ss.

Personally appeared, 19, 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

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.

Before me:

Notary Public for Oregon

My commission expires:

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

20 day of July, 1977,

at 12:19 o'clock P.M., and recorded

in book M.77 on page 12858 or as

file/reel number 32761,

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

Wm. D. Milne Recording Officer

By Pat McCullough Deputy

Fee \$3.00