

1-1-74

33326

WARRANTY DEED

Vol. 77 Page 13739

KNOW ALL MEN BY THESE PRESENTS, That RODNEY M. BOWERS and MARYANN BOWERS,
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM BAKER and ALICE L. BAKER, not as tenants in common, but with the right of survivorship 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 East one-half of Government Lot 6 in Section 6, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. Taxes for the fiscal year 1977-1978, a lien but not yet due and payable.
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
3. Reservations and restrictions, recorded October 31, 1956 in Volume 287, page 534, Deed 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

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 \$7,500.00.
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 29 day of July, 19 77;
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)

X Rodney M. Bowers
X Maryann Bowers

STATE OF ~~OREGON~~ CALIFORNIA } ss.
County of Shasta
July 29, 19 77

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

_____ and
_____ 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

Personally appeared the above named
Rodney M. Bowers and Maryann Bowers

and acknowledged the foregoing instrument to be _____

DIANA J. BEDILLION
NOTARY PUBLIC - CALIFORNIA
Principal Office in SHASTA County
My Commission Expires 12/31/80
Diana J. Bedillion

_____ 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:

(OFFICIAL SEAL)

Rodney M. Bowers and Maryann Bowers

GRANTOR'S NAME AND ADDRESS

William Baker and Alice L. Baker

GRANTEE'S NAME AND ADDRESS

William Baker and Alice L. Baker

General Delivery
Chiloquin, OR 97624

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

William Baker and Alice L. Baker
General Delivery
Chiloquin, OR 97624

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of KLAMATH

I certify that the within instrument was received for record on the
1st day of AUGUST, 19 77,
at 2:44 o'clock PM, and recorded
in book M77 on page 13739 or as
file/reel number 33326,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE

Blazel Unzueta Deputy
Recording Officer

FEE \$ 3.00