

33471

WARRANTY DEED

Vol. 77 Page 13930

KNOW ALL MEN BY THESE PRESENTS, That..... Peyton & Co., an Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Steven Keel and Carol Keel, 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:

Lot 4, Block 31, First Addition to the city of Klamath Falls, 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 those of record and apparent on the land and common to the area.

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 \$ 5,250.00

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 28 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, ) ss.  
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 28, 19 77

Personally appeared C. F. Peyton and Doris A. Peyton 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 Peyton & Co., 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: 3-21-81



STATE OF OREGON, ) ss.  
County of..... KLAMATH

I certify that the within instrument was received for record on the 3rd day of AUGUST, 1977, at 2:21 o'clock PM, and recorded in book M77 on page 13930 or as file/reel number 33471, Record of Deeds of said county. Witness my hand and seal of County affixed.

WM. D. MILNE  
Recording Officer  
By Hazel Drazul Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

SHASTA BRANCH Klamath First Federal Savings & Loan Association

NAME, ADDRESS, ZIP

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

SHASTA BRANCH Klamath First Federal Savings & Loan Association

NAME, ADDRESS, ZIP

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