

1-1-74

3445

WARRANTY DEED

Vol. 117 Page 15335

KNOW ALL MEN BY THESE PRESENTS, That ARLON D. NUNN AND PEGGY ANN NUNN
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MICHAEL O'NEILL
ELAINE W. O'NEILL 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 "F" to the resubdivision of Lots 1 to 16 inclusive, of Block 51, supplementary plat, CITY OF MALIN, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon,

SUBJECT TO:

1. Malin Irrigation District.
2. Recitals in deed recorded in Volume 113 Page 571 Deed Records.
3. Trust Deed recorded June 30, 1976 in Vol. M76 Page 9916 which Grantee hereby agrees to assume and pay.

(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 \$ 11,500.00

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 20 day of August, 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)

Arton D. Nunn
Peggy Ann Nunn

STATE OF OREGON,)
County of Klamath) ss.
August 20, 19 77

Personally appeared the above named

Arton D. Nunn and Peggy Ann Nunn

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

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 5/26/78

STATE OF OREGON, County of) ss.
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Personally appeared 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

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:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Nunn

GRANTOR'S NAME AND ADDRESS

O'Neill

GRANTEE'S NAME AND ADDRESS

After recording return to:

Michael O'Neill

P.O. Box 511

Malin, Oregon

NAME, ADDRESS, ZIP

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

Klamath First Federal Savings and Loan

540 Main

Klamath Falls, Or.

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument

was received for record on the

22 day of August, 19 77,

at 9:22 o'clock P.M., and recorded

in book M 77 on page 15335 or as

file/reel number 34452

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

Wm D Milne

Recording Officer

Deputy

Fee 3.00