

34609

WARRANTY DEED

Vol. 77 Page 15590

KNOW ALL MEN BY THESE PRESENTS, That KENO CONSTRUCTION COMPANY

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Ronald L. Heckenlively and Roberta Helen Heckenlively, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the said grantees and grantees' 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 7, Block 29, Fifth Addition to Klamath River Acres of Oregon, Ltd., according to the official plat thereof on file in the records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantees and grantees' heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantees and grantees' heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except easements and restrictions of record 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 \$44,000.00.

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 11th 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.

Keno Construction Company

E. J. Shipsey, President

STATE OF OREGON

County of Klamath

STATE OF OREGON, County of Klamath

August 11, 1977

Personally appeared E. J. Shipsey

who, being duly sworn, he is president of Keno Construction Company.

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: Delia M. Ellington, Notary Public for Oregon, My commission expires 4/18/80.

Keno Construction Company

Box 52

Keno, Oregon 97627

GRANTOR'S NAME AND ADDRESS

Ronald L. and Roberta Helen Heckenlively

Box 395

Keno, Oregon 97627

GRANTEE'S NAME AND ADDRESS

First Federal Savings and Loan

540 Main St.

Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

Ronald L. & Roberta Helen Heckenlively

Box 395

Keno, Oregon 97627

NAME, ADDRESS, ZIP

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 24th day of AUGUST, 1977, at 11:27 o'clock A.M., and recorded in book M77 on page 15590 or as file/reel number 34609.

Record of Deeds of said county.

Witness my hand and seal of

County of Klamath

WM. D. MILNE

Recording Officer

By Angel D. Dugan, Deputy

FEE \$ 3.00