

11-74

35007

WARRANTY DEED

Vol. 77 Page 16120

KNOW ALL MEN BY THESE PRESENTS, That FLOYD I. HOOVER and ALICE B. HOOVER,
Husband and Wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GEORGE A. APPELGATE and JOHANNA H. APPELGATE, 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 North 520 feet of the East 300 feet of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 31, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM any portion lying in Del Fatti Lane.

SUBJECT TO:

1. Taxes for the fiscal year 1977-1978, a lien but not yet due and payable.
2. Statutory powers, including the power of assessment of Klamath Irrigation District.
3. Easement for irrigation ditch, over $\frac{1}{2}$ of NE $\frac{1}{4}$ recorded August 29, 1944 in Vol. 168, page 287, Deed Records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

(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 AS SET FORTH ABOVE

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 \$ 30,000.00

XXXXXX Consideration Indicate which A (The sentence between the symbols ① if not applicable, should be deleted. See OPS 92.030)

~~X~~ ~~NEED NOT BE~~ consideration (indicate which) ⁽¹⁾ (The sentence between the symbols ⁽¹⁾, if not applicable, should be deleted. See ORS 93.030.)

In Witness Whereof, the grantor has executed this instrument this 30th 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)

STATE OF OREGON, }
County of Klamath } ss
August 30. 1977

Personally appeared the above named.....
Floyd I. Hoover and Alice B. Hoover,
husband and wife.

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 7/19/78

STATE OF OREGON, County of _____) ss
19____

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

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.

HOOVER

GRANTOR'S NAME AND ADDRESS
APPLICANT

GRANTEE'S NAME AND ADDRESS

After recording return for:

Mr. and Mrs. George A. Applegate
Rt. 1 Box 922 E Del Fatti Lane
Klamath Falls, Oregon 97601

NAME ADDRESS ZIP

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

Security Savings & Loan
222 South Sixth Street
Klamath Falls, Oregon 97601

NAME ADDRESS ZIP

STATE OF OREGON.

County of KLAMATH

I certify that the within instrument was received for record on the 31st day of AUGUST, 1977, at 11:54 o'clock A. M., and recorded in book M77 on page 16120 or as file/reel number 35007.

Witness my hand and seal of
County affixed.

WM. D. MILNE
Recording Officer
By *J. L. [Signature]* Deputy

FEE \$ 3.00