

11-74

35576

WARRANTY DEED

Vol. 77 Page 16971

A-28383
 KNOW ALL MEN BY THESE PRESENTS, That MARTIN DEVELOPMENT CORPORATION,
 a California corporation,
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Kenneth W. Holcomb,
Sr. and Suzanne K. Holcomb, as tenants by the entirety with 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 12 in Block 4 of Tract No. 1093, PINECREST, according to
 the official plat thereof on file in the office of the County
 Clerk of Klamath County, Oregon.

Subject to easements, rights of way, and restrictions, whether
 of record, apparent on the land, or arising by operation of law;
 and subject to all exceptions shown in the title policy issued
 with respect to the parcel herein conveyed, whether part of the
 standard form or not.

Seller's warranty of title shall be deemed fully performed when
 a standard form policy of title insurance, covering the property
 conveyed, is delivered to Buyer.

(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
 as above stated;

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 \$ 9,500
 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.)
 part of the consideration.

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 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 _____,

19____

Personally appeared the above named _____

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

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: _____

MARTIN DEVELOPMENT CORPORATION

By Walter E. Remstedt Pres.By Samuel Wheeler Vice Pres.

California

STATE OF OREGON, County of San Francisco) ss.

August 30, 19____

Personally appeared Walter E. Remstedt and
~~XXXXXXXXXXXX~~ who, being duly sworn,

each for himself and not one for the other, did say that the former is the
 President and the latter is the
 secretary of MARTIN

DEVELOPMENT CORPORATION 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 be-
 half 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:
Elizabeth Mackley
 Notary Public for Oregon, California

My commission expires: March 14, 1984

OREGON

STATE OF CALIFORNIA

COUNTY OF San Francisco) ss.

On this 30th day of August, in the year one thousand nine
 hundred and seventy seven, before me, PEGGY MUNICH

a Notary Public, State of California, duly commissioned and sworn, personally
 appeared E. SAMUEL WHEELER,

known to me to be the Vice President of the corporation described
 in and that executed the within instrument, and also known to me to be the
 person who executed the within instrument on behalf of the corporation
 therein named, and acknowledged to me that such corporation executed the
 same Martin Development Corporation

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official
 seal in the City and County of San Francisco the day and
 year in this certificate first above written.

Notary Public, State of California



OFFICIAL SEAL
 PEGGY MUNICH
 NOTARY PUBLIC - CALIFORNIA
 CITY AND COUNTY OF SAN FRANCISCO
 My Commission Expires April 28, 1981

15201

08208

16971-77

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO

this 12th day of SEPTEMBER A. D. 1977 at 2:34 o'clock P. M., and

duly recorded in Vol. 177, of DEEDS on Page 16971

FEE \$ 6.00

Wm D. MILNE, County Clerk

B Hazel Drazil

Send Tax Statement

Kenneth Ward Halcomb

PO Box 594

Seely, Oregon 97622

Return

Kenneth Ward Halcomb

same as above