

35892

## WARRANTY DEED

Vol. 77 Page 17427

KNOW ALL MEN BY THESE PRESENTS, That RANDY DAVID BOCCHI and LINDA LU BOCCHI,  
husband and wife,  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JACK E. ARGETSINGER and PAULA J. ARGETSINGER, 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 7, Block 2, of TRACT NO. 1007, WINCHESTER, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

## SUBJECT TO:

1. Taxes for the fiscal year 1977-78, a lien but not yet due and payable.
2. Statutory powers including the power of assessment of Klamath Irrigation Dist.
3. Statutory powers, including the power of assessment of So. Suburban Sanitary Dist.
4. Building set-back line shown on dedicated plat.
5. Easement shown on dedicated plat.
6. Reservations contained in plat dedication.
7. Covenants, conditions and restrictions imposed by instrument recorded Sept. 21, 1970 in Vo. M70, page 8316, Microfilm Records of Klamath County, 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 AS SET FORTH ABOVE

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 \$34,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is~~  
part of the consideration (indicate which).<sup>(1)</sup> (The sentence between the symbols<sup>(1)</sup>, 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 14th day of September, 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)

Randy David Bocchi  
Linda Lu Bocchi

STATE OF OREGON,

County of KlamathSeptember 16th, 1977

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_ and \_\_\_\_\_

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 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:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires: 7-19-78

Notary Public for Oregon

My commission expires:

(OFFICIAL  
SEAL)

BOCCHI

GRANTOR'S NAME AND ADDRESS

ARGETSINGER

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Jack E. Argetsinger

3423 Altamont Drive

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Dept. of Veteran's Affairs

1225 Ferry St. S. E.

Salem, Oregon 97310

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instru-  
ment was received for record on the  
19th day of September, 1977,  
at 10:08 o'clock A.M., and recorded  
in book M77 on page 17427 or as  
file/reel number 35892

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Wm. D. Milne

By Bernetha A. Letcher Recording Officer  
Deputy

Fee \$3.00