

24014-1332 101. Co. A-28417

FORM No. 633—WARRANTY DEED (Individual or Corporate)

1-1-74

36019

WARRANTY DEED

STEVENS-HESSELMAN PUBLISHING CO., PORTLAND, ORE., 97204

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KNOW ALL MEN BY THESE PRESENTS, That WENDELL H. STOUT and MARGARET E. STOUT, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD D. GLAVA and HILDA M. GLAVA, 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 29 of SUMMERS HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith.
2. Any unpaid charges or assessments of Enterprise Irrigation District.
3. Right of Way conveyed by Fred Peterson and Nett D. Peterson, his wife to The California corporation, dated July 8, 1933, in Deed Vol. 101, page 274, records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) continued on reverse

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 reservations, restrictions, rights of way of record and those apparent on the land and that which is stated above and on the reverse of this document.

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 \$37,900.00

However, the actual consideration consists of or includes other property or value given or promised which is the actual 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 16th 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)

Wendell H. Stout  
Margaret E. Stout

STATE OF OREGON, )  
County of Klamath ) ss.  
September 16, 1977.

Personally appeared the above named

WENDELL H. STOUT and  
MARGARET E. STOUT

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

Before me, Shirley D. Brown  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: 11-12-78

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 \_\_\_\_\_

\_\_\_\_\_, 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:

Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

Wendell H. and Margaret Stout

GRANTOR'S NAME AND ADDRESS

Richard D. and Hilda M. Glava  
5150 South Etna Street  
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:  
First Federal Savings and Loan  
540 Main Street  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Richard D. and Hilda M. Glava  
5150 South Etna Street  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 1977, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book \_\_\_\_\_ on page \_\_\_\_\_ or as file/reel number \_\_\_\_\_.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By \_\_\_\_\_ Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE



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4. Reservations and restrictions contained in the dedication of Summers Heights, as follows: "...hereby grant public easements over all lots for future sewers or utilities when and where needed for public health and welfare (along property lines where feasible)."

5. Right of way including the terms and provisions thereof, given by Everett R. Dennis and Frances Dennis, husband and wife, to The California Oregon Power Company, A California corporation, dated March 8, 1955, recorded March 15, 1955 in Deed Volumn 273, page 53, records of Klamath County, Oregon.

6. Right of Way, including the terms and provisions thereof, given by Neil W. Mayfield and Berthiel E. Mayfield, husband and wife, dated March 9, 1955.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at ~~request~~ of \_\_\_\_\_

this 20th day of September A. D. 19 77 at 2:48 clock P.M., and  
fully recorded in Vol. M77, of Mortgages on Page 17589

Wm D. MILNE, County Clerk

By Bernard H. Letch

Fee \$6.00