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M/T 4139

STEVENS-NEED LAW PUBLISHING CO., PORTLAND, OR. 97204

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WARRANTY DEED

Vol. 77 Page 17903

KNOW ALL MEN BY THESE PRESENTS, That.....WILLIAM F. VANNICE and MARJORIE L. VANNICE, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CARLYLE HUTCHINSON and SARAH G. HUTCHINSON, as tenants by the entirety, 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 31 of OLD ORCHARD MANOR, according to the official plat thereof on file in the office of the County Clerk 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, easements or restrictions of record, common to the area or apparent on the face of the land.

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 \$24,900.00. However, the actual consideration consists of the value of the property conveyed, which is \$24,900.00.

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 23rd 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)

William F. Vannice
x Marjorie L. Vannice

STATE OF OREGON,

} ss.

County of Klamath

SEPTEMBER 23, 1977

Personally appeared the above named
WILLIAM F. VANNICE and MARJORIE L.
VANNICE as tenants by the entirety
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 3/30/81

STATE OF OREGON, County of Klamath,) ss.

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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 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

William F. and Marjorie L. Vannice
1143 Allandale
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS
Carlyle and Sarah G. Hutchinson

GRANTEE'S NAME AND ADDRESS

After recording return to:

Kla First Federal
540 Main

NAME, ADDRESS, ZIP

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

Carlyle Hutchinson
1143 Allandale

NAME, ADDRESS, ZIP

STATE OF OREGON,

} ss.

County of Klamath

I certify that the within instru-
ment was received for record on the
23 day of SEPTEMBER, 1977,
at 3:13 o'clock P.M., and recorded
in book M77 on page 17903 or as
file/reel number 36224
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE

Recording Officer

By Hazel Ingle Deputy

FEE \$ 3.00