

36507

WARRANTY DEED

Vol. 17 Page 18774

KNOW ALL MEN BY THESE PRESENTS, That JERRY MELLENTINE AND ROSE MELLENTINE  
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MICHAEL J. PLANTENBERG AND CHILA C. PLANTENBERG 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 20 of KENNICOTT COUNTRY ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

1. Enterprise Irrigation District.
2. South Suburban Sanitary District.
3. Building Setback lines as shown on plat.
4. Drainage and irrigation easements as shown on plat.
5. Restrictions as shown on plat.
6. Conditions and restrictions as recorded in Vol. 14, page 45.

(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

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 \$30,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 29 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)

*Jerry Mellentine*  
*Rose Mellentine*

STATE OF OREGON,

County of Klamath } ss.  
September 29, 1977

Personally appeared the above named  
Jerry Mellentine and Rose  
Mellentine

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

Before me, *Dee Lynn Blum*  
Notary Public for Oregon  
My commission expires: 6-16-81

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

Personally appeared \_\_\_\_\_, 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)

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was received for record on the 29th day of SEPTEMBER, 1977, at 12:47 o'clock P.M., and recorded in book M77 on page 18324 or as file/reel number 36507. Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

*Bernetha S. Litsch* Recording Officer  
Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Michael J. Chila C. Plantenberg  
5813 Estate Dr.  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

D. V. A.  
1255 Perry St. Southeast  
Salem, OR 97310

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE