

1-1-74

36749

WARRANTY DEED

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18795

KNOW ALL MEN BY THESE PRESENTS, That WARREN L. GILLETTE,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM H. ROKES and ELMA B. ROKES, 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:

The West 20 feet of Lot 361 and the East 20 feet of Lot 362 in Block 123 of MILLS ADDITION to the City of Klamath Falls, 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 not yet due and payable.
2. Reservations as contained in deed from Klamath Korporation.

(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 \$ 16,500.00. 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.)

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 12th 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)

STATE OF OREGON,

County of Klamath

September 19, 1977

OCTOBER 3RD

Personally appeared the above named

Warren L. Gillette

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

Before me: Notary Public for Oregon

My commission expires: 4/24/81

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 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 3rd day of OCTOBER, 1977, at 3:52 o'clock P.M., and recorded in book M77 on page 18795 or as file/reel number 36749.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Bernetha S. Letch Deputy

SPACE RESERVED FOR RECORDER'S USE

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Kla. First Fed 540 Main

NAME, ADDRESS, ZIP

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

Wm. Rokes 2315 Orchard

NAME, ADDRESS, ZIP