

WARRANTY DEED

Vol. 77 Page 18954
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KNOW ALL MEN BY THESE PRESENTS, That ROBERT J. POTUCEK and
CAROL J. POTUCEK, husband and wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ALVIN H. CULVER
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 12 in Block 306 of DARROW ADDITION TO THE CITY OF
KLAMATH FALLS.

(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 covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

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 \$ 37,500.00

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 30th 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)

Robert J. Potucek
Robert J. Potucek

Carol J. Potucek
Carol J. Potucek
STATE OF OREGON, County of _____, ss.
_____, 19____

STATE OF OREGON, } ss.
County of Klamath
SEPTEMBER 30, 1977

Personally appeared the above named
Robert J. Potucek and
Carol J. Potucek

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

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.

(OFFICIAL SEAL)

Before me, Donald B. Hamilton
Notary Public for Oregon
My commission expires: 3/24/81

Notary Public for Oregon
My commission expires: _____

STATE OF OREGON, } ss.

County of KLAMATH

I certify that the within instrument was received for record on the 5th day of OCTOBER, 1977, at 11:21 o'clock A.M., and recorded in book 77 on page 18954 or as file/reel number XXXX-36838 Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE
Recording Officer
By Bernetha J. Potucek 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.

Alvin Culver
8633 Hwy 39
R.F.

NAME, ADDRESS, ZIP