

L#0141347 MTC 4360

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

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

1-1-74

37087

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That.....RAYMOND C. BEEMER and AUDREY B.

BEEMER, as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

\*\* TERRY NEIL FLETCHER and LAURIE JEAN FLETCHER, 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:

abb. R.C.B.

Lots 4 and 5 in Block 23 of HILLSIDE 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.

\*\*Also known as Terry N. Fletcher and Laurie J. Fletcher

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold 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 \$ 28,500.00

However, the consideration stated in the above instrument is not the true and actual consideration paid for this transfer, but is the consideration stated in the above instrument, which is part of the consideration (indicate which).

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 6th day of October, 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)

Raymond C. Beemer  
Audrey B. Beemer

STATE OF OREGON, } ss.  
County of Klamath  
October 6, 1977

Personally appeared the above named

Raymond C. Beemer and  
Audrey B. Beemer

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11-12-78

STATE OF OREGON, County of } ss.  
October 6, 1977

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)

Raymond C. and Audrey B. Beemer  
1906 Johnson Street  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Terry N. Fletcher and Laurie J. Fletcher

GRANTEE'S NAME AND ADDRESS

After recording return to:

SHASTA BRANCH KLAMATH FIRST FEDERAL  
SAVINGS & LOAN ASSOCIATION

NAME, ADDRESS, ZIP

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

SHASTA BRANCH KLAMATH FIRST FEDERAL  
SAVINGS & LOAN ASSOCIATION

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of KLAMATH

I certify that the within instrument was received for record on the 10th day of OCTOBER, 1977, at 4:18 o'clock PM., and recorded in book M77 on page 19293 or as file/reel number 37087

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Bernetha S. Leitch Deputy

SPACE RESERVED FOR RECORDER'S USE

FEE \$ 3.00