

37362

WARRANTY DEED

Vol. 47 Page 19699

KNOW ALL MEN BY THESE PRESENTS, That FIDELITY FUNDING & REALIZATION COMPANY, INC.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by William R. Wynn and Bernice M. Wynn, 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 36, Block 2, Rolling Hills Subdivision, Tract No. 1099 according to the official plat thereof on file in the records 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 and restrictions of record or apparant on the face of the land.

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 \$ 4,655.00

However, the actual consideration consists of the following: (The sentence between the symbols (C), 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 3rd day of May, 1976; 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.

FIDELITY FUNDING & REALIZATION COMPANY, INC. By E. J. Shipsey President

STATE OF OREGON, County of Klamath, 1976

STATE OF OREGON, County of Klamath, May 3, 1976. Personally appeared E. J. Shipsey

Personally appeared the above named... 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 Fidelity Funding & Realization Co., Inc.

Before me: Notary Public for Oregon My commission expires:

Before me: Selma M. Ellington Notary Public for Oregon My commission expires: 4/18/80

FIDELITY FUNDING & REALIZATION CO., INC. P.O. Box 52 Kenosha, Oregon 97627

William R. Wynn and Bernice M. Wynn 6200 Hilyard Klamath Falls, Oregon 97601

After recording return to: C. L. SWERRINKEN 6321 DENNIS DAIRY RD SE 97601

William R. Wynn and Bernice M. Wynn 6200 Hilyard Klamath Falls, Oregon 97601

STATE OF OREGON, County of Klamath

I certify that the within instrument was received for record on the 14th day of OCTOBER, 1977, at 2:12 o'clock P.M., and recorded in book M77 on page 19699 or as file/reel number 37362

Record of Deeds of said county. Witness my hand and seal of County affixed. WM. D. MILNE Recording Officer By Bernice M. Ellington Deputy

FEE \$ 3.00