

37366

WARRANTY DEED

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

KNOW ALL MEN BY THESE PRESENTS, That Ernest S. Monroe

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hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Richard W. Schultz, 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:

Commencing at the S. W. corner of Lot 25, Sec. 5, Twp. 35 S, Range 7 EWM, Klamath County, Oregon; proceeding northerly 250 feet, thence easterly 660 feet, thence southerly 250 feet, thence westerly 660 feet to the point of beginning, containing 3.78 acres more or less.

(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

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 \$9,700.00. 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 29th day of November, 1974; 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)

Ernest S. Monroe

STATE OF OREGON,

County of Klamath } ss.  
November 29, 1974

Personally appeared the above named Ernest S. Monroe

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

Before me: *Blaine Rogers*  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires 1-18-76

STATE OF OREGON, County of } ss.  
November 29, 1974

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 \_\_\_\_\_

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: \_\_\_\_\_

Ernest S. Monroe  
P. O. Box 638  
Chiloquin, Oregon 97624  
GRANTOR'S NAME AND ADDRESS

Richard W. Schultz  
P. O. Box 1257  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Richard W. Schultz  
P. O. Box 1257  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

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

Richard W. Schultz  
P. O. Box 1257  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of OCTOBER, 1977, at 2:27 o'clock P.M., and recorded in book M77 on page 19705 or as file/reel number 37366

Record of Deeds of said county.  
Witness my hand and seal of County attixed.

WM. D. MILNE  
By *Bernetha J. DeLoach* Recording Officer  
Deputy

FEE \$ 3.00

SPACE RESERVED  
FOR  
RECORDER'S USE