

L# 014138V TA-38-13129

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

38036

WARRANTY DEED

Vol. 77 Page 20653

KNOW ALL MEN BY THESE PRESENTS, That
MAX M. WILBUR and SUSANNE WILBUR, husband and wife,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
SHERWOOD & ROBERTS, INC., a Washington corporation, 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 12 in Block 9 Tract 1003 known as THIRD ADDITION TO MOYINA, Klamath County, Oregon.

SUBJECT TO THAT CERTAIN MORTGAGE, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$18,000.00; dated January 31, 1972; Recorded February 1, 1972 in Book M-72 on page 1158; Mortgage, Max M. Wilbur and Susanne Wilbur; Mortgagee, State of Oregon, representing and acting by the Director of Veterans Affairs, which Mortgage Sherwood & Roberts, Inc. agrees to pay.

(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 and reservations and covenants of record, if any, and
SUBJECT TO THAT CERTAIN MORTGAGE DESCRIBED ABOVE,

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 \$47,500.00.

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 August, 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)

Max M. Wilbur

Susanne Wilbur

STATE OF OREGON,
County of Klamath } ss.
20 August, 1977

STATE OF OREGON, County of Klamath } ss.
Personally appeared _____, 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.

Personally appeared the above named
Max M. Wilbur and Susanne Wilbur,
his wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, _____, a Notary Public for Oregon,
My commission expires: 3 MARCH 1980

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 27th day of October, 1977, at 3:50 o'clock P.M., and recorded in book M77 on page 20653 or as file/reel number 38036.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Wm. D. Milne
By _____ Recording Officer
Deputy

Fee \$3.00

MAX M. WILBUR et ux
1223 Tamera Drive
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

SHERWOOD & ROBERTS, INC.
P.O. Box 1517 Attn: Reed Clark
Walla Walla, Washington 99362
GRANTEE'S NAME AND ADDRESS

After recording return to:
Sherwood & Roberts, Inc.
P.O. Box 1517 Attn: Reed Clark
Walla Walla, Washington 99362
NAME, ADDRESS, ZIP

SHASTA BRANCH Klamath First Federal
SAVINGS & LOAN ASSOCIATION
NAME, ADDRESS, ZIP

L# 014138V TA-38-13129

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

38037

WARRANTY DEED

Vol. 77 Page 20654

KNOW ALL MEN BY THESE PRESENTS, That
SHERWOOD & ROBERTS, INC., a Washington Corporation,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JACK E. LESTER and JULIA W. LESTER, 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 12 in Block 9 Tract 1003 known as THIRD ADDITION TO MOYINA, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns forever.
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except easements, restrictions, reservations, and covenants of record, if any,

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 \$48,500.00.

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)

SHERWOOD & ROBERTS, INC.

By: Reed Clark, Vice President

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

STATE OF WASHINGTON, County of Walla Walla } ss.
October 6, 1977

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 Vice _____, 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.

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

Before me: _____, a Notary Public for Oregon,
My commission expires:

Before me: _____, a Notary Public for Washington,
My commission expires: 5-1-1981

(OFFICIAL SEAL)

(OFFICIAL SEAL)

SHERWOOD & ROBERTS, INC.
P.O. Box 1517
Walla Walla, Washington 99362
GRANTOR'S NAME AND ADDRESS

Jack E. and Julia W. Lester
1223 Tamera Drive
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
SHASTA BRANCH Klamath First Federal
SAVINGS & LOAN ASSOCIATION
NAME, ADDRESS, ZIP

SHASTA BRANCH Klamath First Federal
SAVINGS & LOAN ASSOCIATION
NAME, ADDRESS, ZIP

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of October, 1977, at 3:50 o'clock P.M., and recorded in book M77 on page 20654 or as file/reel number 38037.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Wm. D. Milne
By _____ Recording Officer
Deputy

Fee \$3.00

SPACE RESERVED
FOR
RECORDER'S USE