

J-174

39017

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That WESLEY J. BLANKENSHIP and DONNA L.

BLANKENSHIP, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DALE K. BOWLES and LEA D. BOWLES, 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 18 in Block 8 of SIXTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

SUBJECT TO:

1. Taxes for the fiscal year 1977-'78.
2. Rules, regulations and statutory powers of South Suburban Sanitary District and Enterprise Irrigation District.
3. Restrictions and easements as contained in plat dedication.
4. Covenants, conditions and restrictions, imposed by instrument, including the terms and provisions thereof, recorded June 29, 1973 in Volume M73, page 8283, Microfilm Records of Klamath County, Oregon.
5. Subject to liens and assessments, if any, of the Sunset Village Lighting District.
6. Mortgage, including the terms and provisions thereof, recorded December 5, 1975, in Book M75 at page 15290, Microfilm Records of Klamath County, Oregon, which***

(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

***Mortgage the Grantees herein assume and agree to pay according to the terms contained therein. Said Mortgage is in favor of State of Oregon, representing and acting by the

Director of Veterans' Affairs. 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 \$ 31,096.16

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 14th day of November, 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)

STATE OF OREGON,

County of Klamath

November 14, 1977

Personally appeared the above named

Wesley J. Blankenship and

Donna L. Blankenship

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 3-22-81

STATE OF OREGON, County of) ss.

November 14, 1977

Personally appeared) and

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 be-

half 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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Dale K. Bowles
3872 Rio Vista Way
City, 97601

NAME, ADDRESS, ZIP

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

Dept. of Veterans' Affairs
1225 Ferry S.E.
Salem, Oregon 97310

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 15th day of NOVEMBER, 1977,

at 10:59 o'clock A.M., and recorded in book M77 on page 222183 or as

file/reel number 39017.

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

WM. D. MILNE

Recording Officer
By Bernethal Kitch Deputy

FEE \$ 3.00

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