

39596

WARRANTY DEED

Vol. 11 Page 22999

KNOW ALL MEN BY THESE PRESENTS, That ROBERT A. GARRETT,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOE P. JONES, 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 4 in Block 37, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS.

SUBJECT TO:

Covenants, conditions, plat restrictions, reservations, rights, rights of way and easements now of record.

(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

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 \$ 600.00

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 30th day of November, 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.

(If executed by a corporation, affix corporate seal)

ROBERT A. GARRETT

STATE OF OREGON,
County of Klamath } ss.
11-30, 1976

Personally appeared the above named
Robert A. Garrett

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

Before me: William B. Doon
Notary Public for Oregon
My commission expires: 7-17-78

STATE OF OREGON, County of _____ ss.
19____

Personally appeared _____ and
_____, 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 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.

Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

STATE OF OREGON,
County of KIAMATH } ss.

I certify that the within instru-
ment was received for record on the
28th day of NOVEMBER, 1977,
at 11:51 o'clock A.M., and recorded
in book MT7 on page 22999 or as
file/reel number 39596,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE

Recording Officer
Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

JOE P JONES
278 WEST ORANGE
KLAMATH FALLS OREGON

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

SAME AS ABOVE

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

ck
300