

L#574-1395

TA-38-13513

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

1-1-74

39971

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That PINEY WOODS LAND & DEVELOPMENT COMPANY, an Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WAYNE A. WILCOX and BETTY M. WILCOX, 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 4, Block 4, PINE GROVE PONDEROSA, First Addition, 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, covenants or conditions of record, or visible upon the ground,

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 \$ none

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The sentence between the symbols (H), 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 2 day of December, 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.

Piney Woods Land & Development Company

By: President

By: Secretary

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of

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Personally appeared the above named

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Jackson ) ss.  
December 2, 1977

Personally appeared SAM B. DAVIS and SIDNEY E. AINSWORTH 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 Piney Woods

Land and Development Company, 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.

Before me:

Notary Public for Oregon

My commission expires: 8-24-80

(OFFICIAL SEAL)

Piney Woods Land & Development Company

515 East Main Street  
Ashland, Oregon 97520

GRANTOR'S NAME AND ADDRESS

Wayne A. Wilcox & Betty M. Wilcox

West Fork Route  
Darby, Montana 59829

GRANTEE'S NAME AND ADDRESS

After recording return to:

Wayne A. Wilcox & Betty M. Wilcox  
West Fork Route

Darby, Montana 59829

NAME, ADDRESS, ZIP

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

Wayne A. Wilcox & Betty M. Wilcox  
West Fork Route

Darby, Montana 59829

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 5th day of DECEMBER, 1977, at 3:37 o'clock P.M., and recorded in book M77 on page 23554 or as file/reel number 39971, Record of Deeds of said county.

Witness my hand and seal of County affixed.

W. D. MILNE

Recording Officer  
By: Kenneth S. Helwick Deputy

Fee \$ 3.00