

40102

WARRANTY DEED

Vol. 77 Page 23731

KNOW ALL MEN BY THESE PRESENTS, That FRANK M. PEDERSEN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAY F. MOSS

, 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:

The Westerly 64.25 feet of Lot 6 in Block 3 of WILLIAMS ADDITION TO THE CITY OF KLAMATH FALLS.

(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 covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record,

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 \$ 15,200.00 .

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 7th day of DEC, 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)

FRANK M. PEDERSEN

STATE OF OREGON,)
County of Klamath) ss.
December 7th, 1977

STATE OF OREGON, County of) ss.
1977

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 _____

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:

Personally appeared the above named

Frank M. Pedersen

and acknowledged the foregoing instru-
ment to be his voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 4/24/81

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Fed.
Main

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of KLAMATH

I certify that the within instru-
ment was received for record on the
7th day of DECEMBER, 1977,

at 3:34 o'clock P.M., and recorded

in book M77 on page 23731 or as

file/reel number 40102

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

WM. D. MILNE

By Bernadette J. Fitch Deputy
Recording Officer

FEE \$ 3.00