

40650

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KNOW ALL MEN BY THESE PRESENTS, That ALAN L. LAIRD and SHARON A. LAIRD, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CHARLES A. JAKEWAY and JANICE M. JAKEWAY, 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: Beginning at a point which lies N 1°14' W a distance of 495.8 feet and S 89°26' W a distance of 630.0 feet from the iron pin which marks the Section corner common to Sections 2, 3, 10 and 11, Twp. 39 S., R. 9 E.W.M.; and running thence continuing S 89°26' W a distance of 100 feet; thence N 1°14' W a distance of 144.5 feet; thence N 89°26' E a distance of 100 feet; thence S 1°14' E a distance of 144.5 feet to the point of beginning; being a portion of the N 1/2 N 1/2 S 1/2 SE 1/4 SE 1/4 of Section 3, Twp. 39 S., R. 9 E.W.M.

SUBJECT TO: 1975-76 real property taxes which are now a lien, but not yet payable, and all future real property taxes and assessments; regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; reservations, restrictions, easements & rights of way 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 except as above set forth and those apparent on the land.

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 \$ 22,500.00

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 15 day of August, 1975; 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)

Alan L. Laird
Sharon A. Laird

STATE OF OREGON,)
County of Klamath) ss.
August 15, 1975

STATE OF OREGON, County of _____) ss.
_____, 19____.

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 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:

(OFFICIAL SEAL) [Signature]

Notary Public for Oregon

My commission expires 9-26-77

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Alan L. & Sharon A. Laird

GRANTOR'S NAME AND ADDRESS

Charles A. & Janice M. Jakeway

GRANTEE'S NAME AND ADDRESS

After recording return to:
Charles A. & Janice M. Jakeway
3934 Mack Ave.
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

Department of Veterans' Affairs
1225 Ferry Street, S. E.
Salem, Oregon 97310
NAME, ADDRESS, ZIP

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 20th day of December, 1977, at 12:45 o'clock P.M., and recorded in book M77 on page 24532 or as file/reel number 40650.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By [Signature] Deputy

Fee \$3.00