

MT 4655 01-10998

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

1-1-74

40697

WARRANTY DEED

Vol. 71 Page 24605

KNOW ALL MEN BY THESE PRESENTS, That CARROL J. SCRONCE and BETTY L. SCRONCE, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by THEODORE PHILLIP ROLLER and ANNE LUDELL ROLLER, 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 5 of the BURKE PLACE, a re-plat of the West 391 feet of Lot 55, Merrill Tracts, in the City of Merrill, State of 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

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 \$ 7,900.00

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 11th 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)

x Carol J. Scronce
x Betty L. Scronce

STATE OF OREGON,)
County of Klamath) ss.
November 11, 19 77.

STATE OF OREGON, County of Klamath) ss.
November 11, 19 77.

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 _____

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)

Before me:
Kenneth Rogers
Notary Public for Oregon
My commission expires: 6/28/81

Notary Public for Oregon
My commission expires:

Carrol J. Scronce and Betty L. Scronce
Merrill, OR 97633

GRANTOR'S NAME AND ADDRESS

Theodore Phillip Roller and
Anne Ludell Roller
Merrill, OR 97633

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mike Ratliff
P.O. Box 528
Merrill, OR 97633

NAME, ADDRESS, ZIP

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

Mr. and Mrs. Theodore Roller
Merrill, OR 97633

NAME, ADDRESS, ZIP

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instrument was received for record on the 21st day of DECEMBER, 19 77, at 10:49 o'clock A.M., and recorded in book M77 on page 24605 or as file/reel number 40697, Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE
By Kenneth Rogers, Recording Officer
Deputy

FEE \$ 3.00