

40713

WARRANTY DEED

Vol. 71 Page 24633KNOW ALL MEN BY THESE PRESENTS, That Jerry G. Wilson & Connie Wilson,

435 Lochmoor Pl., Eugene, Oregon, 97405
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Harold L. King,
532 Oriole Street, Eugene, Oregon, 97401
 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot #28: W 1/2 W 1/2 N 1/2 SW 1/4 SW 1/4 Section 10,
 TWP25S, R8E, W. M. Five acres m or l. Subject to a ten (10)
 foot wide easement parallel to and along south border, and
 a thirty (30) foot easement parallel and along north border
 for mutual roadway and power utility use. Subject to
 reservations and restrictions 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 \$ 5,700.00

~~THE GRANTOR HEREBY WARRANTS AND FOREVER DEFENDS 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 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.~~

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 13th 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.

(If executed by a corporation,
 affix corporate seal)

Jerry G. Wilson
Connie Wilson

STATE OF OREGON,)
 County of Lane) ss.
December 13, 1977.

Personally appeared the above named Jerry G.
 Wilson and Connie L. Wilson

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

Before me:
 (OFFICIAL SEAL) *[Signature]*
 Notary Public for Oregon
 My commission expires: 12-21-80

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 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:
 Notary Public for Oregon
 My commission expires: _____

Jerry G. Wilson and Connie L. Wilson,
435 Lochmoor Place,
Eugene, Oregon 97405
 GRANTOR'S NAME AND ADDRESS

Harold L. King
532 Oriole Street
Eugene, Oregon 97401
 GRANTEE'S NAME AND ADDRESS

After recording return for:
Harold L. King
532 Oriole Street
Eugene, Oregon 97401
 NAME, ADDRESS, ZIP

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

Harold L. King
532 Oriole Street
Eugene, Oregon 97401
 NAME, ADDRESS, ZIP

STATE OF OREGON,)
 County of KLAMATH) ss.

I certify that the within instru-
 ment was received for record on the
21st day of DECEMBER, 1977,
 at 11:35 o'clock A.M., and recorded in
 book 177 on page 24633 or as
 file/reel number 40713,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

W. D. MILNE
 Recording Officer
Bernard S. Leisch Deputy

FEE \$ 3.00

27 DEC 21 1977

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