

L# 014-1443 MTC-4779

FORM No. 632—WARRANTY DEED (Individual or Corporate)

1-1-74

WARRANTY DEED

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40799

KNOW ALL MEN BY THESE PRESENTS, That E. DANIEL RICE and SYLVIA S. RICE as tenants by the entirety.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GERALD R. CANNON and GLORIA A. CANNON, as tenants by the entirety

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 33 1/3 feet of Lot 11 in Block 28 of HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof, on file in the office of the County Clerk of 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 or restrictions of record, common to the area or apparent on the face of 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 \$ 19,000.00

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 21st 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)

E. Daniel Rice
Sylvia S. Rice

STATE OF OREGON, } ss.
County of Klamath
December 21st, 1977

Personally appeared the above named
E. Daniel Rice and Sylvia S. Rice

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

Before me,
Gerald V. Beaman
Notary Public for Oregon
My commission expires: 11-12-78

STATE OF OREGON, County of Klamath, 1977 ss.

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:
Notary Public for Oregon
My commission expires:

E. Daniel and Sylvia S. Rice
1812 Portland
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

Gerald R. and Gloria A. Cannon
4991 Gatewood Drive
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath 1st Fed.
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Gerald R. and Gloria A. Cannon
4991 Gatewood Drive
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 22nd day of December, 1977, at 3:30 o'clock P.M., and recorded in book N77 on page 24762 or as file/reel number 40799, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
Recording Officer
By Seneca L. Lelich Deputy
Fee \$3.00