

41298

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That STEVEN EWERT and LANEA JUNE EWERT,
 husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT M. SWAN and
FRANCES L. SWAN, 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 ap-
 pertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lots 3 and 4, Block 38, SECOND ADDITION TO 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

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 \$ 31,500.00
 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 10 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)

Steven Ewert
LaNea June Ewert

STATE OF OREGON, CALIFORNIA)
 County of Nevada) ss.
 November 10, 1977

Personally appeared the above named Steven
Ewert and LaNea June Ewert

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

Before me: Donna M. Chory
 (OFFICIAL SEAL) Notary Public for Oregon California
 My commission expires: May 9, 1981

STEVEN & LANEA JUNE EWERT
RT 1 Box 846
GRASS VALLEY, CA.
 GRANTOR'S NAME AND ADDRESS

ROBERT M. SWAN & FRANCES L.
HARRIMAN RT Box 79F
KLAMATH FALLS, OR 97601
 GRANTEE'S NAME AND ADDRESS

After recording return to:
KLAMATH FIRST FEDERAL
540 MAIN
KLAMATH FALLS, OR 97601
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
KLAMATH FIRST FEDERAL
540 MAIN
KLAMATH FALLS, OR 97601
 NAME, ADDRESS, ZIP

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: Donna M. Chory
 (OFFICIAL SEAL) Notary Public for Oregon CALIFORNIA
 My commission expires: _____

STATE OF OREGON,

County of Klamath

I certify that the within instru-
 ment was received for record on the
6th day of January, 1978,
 at 10:25 o'clock A.M., and recorded
 in book M78 on page 274 or as
 file/reel number 41298

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Wm. D. Milne
 Recording Officer
By Benethard Deputy

Fee \$3.00