

41398

WARRANTY DEED

Vol. MC Page 419KNOW ALL MEN BY THESE PRESENTS, That WILLIAM A. SNOOK and ANITA GAIL SNOOK,
husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN J. BLODGETT
and KIMBERLY S. BLODGETT, 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:

Lot 2 in Block 2 of SUNSET VILLAGE, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Statutory powers, including the power of assessment of South Suburban Sanitary District.
2. Statutory powers, including the power of assessment of Enterprise Irrigation District.
3. Liens and assessments of Sunset Village Lighting District.
4. Building setback line 20 feet from street, shown on dedicated plat.
5. Utility easement shown on dedicated plat.
6. Reservations as contained in plat dedication.
7. Covenants, conditions and restrictions, imposed by instrument recorded May 29, 1967 in
Vol. M67, page 4004, Microfilm Records 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 THOSE AS SET FORTH ABOVE

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 \$ 12,200.00

However, the actual consideration consists of or includes other property or value given or promised which is
part of the 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 6th day of January, 1978;
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)

William A. Snook
Anita Gail Snook

STATE OF OREGON, } ss.
County of Klamath
January 6, 1978

Personally appeared the above named
William A. Snook and Anita Gail
Snook,

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: 7/19/78

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:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____

SNOOK

GRANTOR'S NAME AND ADDRESS

BLODGETT

GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. and Mrs. John J. Blodgett

M.T.C.

NAME, ADDRESS, ZIP

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

Dept. of Veterans Affairs
1225 Ferry Street, S. E.

Salem, Oregon 97310

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-
ment was received for record on the
9th day of January, 1978,
at 11:27 o'clock A.M., and recorded
in book M78 on page 419 or as
file/reel number 41398,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Wm. D. Milne

By *[Signature]* Recording Officer
Deputy

Fee \$3.00