

1-1-74

41682

WARRANTY DEED—TENANTS BY ENTIRETY Vol. ^m78 Page 810

KNOW ALL MEN BY THESE PRESENTS, That BOBBY RALPH MC CLELLAN, as Trustee under that Declaration of Trust entitled McClellan Family Trust dated January 5, 1971, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by JIMMY E. MARTIN and GLADIE P. MARTIN, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots 8 and 9 in Block 11 of SOUTH CHILOQUIN, Klamath County, Oregon.

SUBJECT, however, to restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of South Chiloquin.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed

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 \$3,190.00. 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 3rd 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)

STATE OF OREGON, CALIFORNIA,)
County of Los Angeles) ss.
JAN. 3, 1978

Personally appeared the above named Bobby Ralph McClellan, Trustee

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

Before me: Bill B. Scane
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 10/31/80

Bobby Ralph McClellan
952 Chippendale
Glendora, CA 91740

GRANTOR'S NAME AND ADDRESS
Jimmy E. & Gladie P. Martin
1217 Dawnbridge Ave.
El Cajon, CA 92021

GRANTEE'S NAME AND ADDRESS
After recording return to:
Jimmy E. & Gladie P. Martin
12127 Dawnbridge Ave.
El Cajon, CA 92021

NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
Jimmy E. & Gladie P. Martin
12127 Dawnbridge Avenue
El Cajon, CA 92021

NAME, ADDRESS, ZIP

CALIFORNIA
STATE OF OREGON, County of Los Angeles) ss.
JAN. 3, 1978

Personally appeared Bobby Ralph McClellan, and each for himself and not one for the other, did say that the former is the Trustee

and that the latter is the secretary of McClellan Family Trust dated 1/5/71, 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: Bill B. Scane
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 10/31/80

STATE OF OREGON
County of Klamath

I certify that the within instrument was received for record on the 13th day of January, 1978, at 9:03 o'clock A.M., and recorded in book M78 on page 810 or as file/reel number 41682.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Wm. D. Milne
By Bernice W. Letcher, Deputy
Fee \$3.00