

42005

WARRANTY DEED

STEVENS-NEER LAW PUBLISHING CO., PORTLAND, OR. 97208

Vol. 71 Page 1273

KNOW ALL MEN BY THESE PRESENTS, That Hollis Kiger and Lois Kiger, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Herbert W. Shaw and Yvonne Shaw, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 3 Block 4 KLAMATH RIVER SPORTSMANS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: contract and/or lien for irrigation and/or drainage, easements and rights of way of records or apparent on the land; rights of the public in and to any portion of the above described property lying within the limits of any roads or highways.

(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 as above set forth.

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 \$ 935.00. 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 19 day of Jan, 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,

County of Klamath ss.
January 19, 1978

Personally appeared the above named

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

Before me:
(OFFICIAL SEAL) Margaret L. Jones

Notary Public for Oregon

My commission expires: 3-11-1980

STATE OF OREGON, County of _____ ss.

Personally appeared _____, 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 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: _____

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Rt. 1 Box 925 B So. 26
Klamath Falls, OR

Herbert W. Shaw
NAME, ADDRESS, ZIP

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

Yvonne Shaw & Herbert Shaw
P.O. Box 12
Kene, OR 97627

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 20 day of January, 1978, at 2:35 o'clock P.M., and recorded in book M78 on page 1273 or as file/reel number 42005.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By Bernard J. Helich Deputy

Fee \$3.00

BRASS
SH
MR
STEEL
SHIELD