

TC

42473

WARRANTY DEED

Vol. 78 Page 1911

KNOW ALL MEN BY THESE PRESENTS, That E. H. Claridge and Donna J. Claridge, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by James Dill and Ann Dill, 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 16, Block 42, Buena Vista Addition to the City of Klamath Falls, Klamath County, Oregon

Mr. and Mrs. E. H. Claridge
P. O. Box 243
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. James Dill

GRANTEE'S NAME AND ADDRESS

After recording return to:

Same as below

NAME, ADDRESS, ZIP

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

Mr. and Mrs. James Dill

James Dill
Ann Dill
500 Nevada 97601

STATE OF OREGON

County of

ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____, Record of Deeds of said county.

Witness my hand and seal of County affixed

By

Recording Officer

Deputy.

1912

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.

warrant and forever defend the above granted 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 \$ 10.00 and other
However, the actual consideration consists of or includes other property or value given or promised which is
~~XXXXXX~~ consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)
~~XXXXXX~~
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 17th 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,)
County of Klamath) ss.
January 17th, 1978
Personally appeared the above named
E. H. Claridge and Donna J.
Claridge

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

Before me:
(OFFICIAL SEAL) *Edmund Shepherd*
Notary Public for Oregon
My commission expires: 5-19-78

STATE OF OREGON, County of) ss.
January 17th, 1978

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:

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 31st day of
January A.D., 1978 at 3:39 o'clock P.M., and duly recorded in Vol. M78
of Deeds on Page 1911.

FEE \$6.00

WM. D. MILNE, County Clerk
By *Bernetha J. Letch* Deputy