

38-14278

44695

## WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DeBleeker, husband and wife Kenneth A. DeBleeker and Alma Mae hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Betty J. Ahern 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 Twelve (12), Block Nine (9), Jack Pine Village, according to the official plat thereof on file with the County Clerk of Klamath County and Subject to the Building and Use Restrictions appurtenant thereto and on file in Volume M-69, Page 3870 Deed Records.

(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

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. and that

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,000.00  
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 ①, 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 27th day of February, 19 78; 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)

Kenneth A. DeBleeker  
Alma Mae DeBleeker

STATE OF OREGON,

County of Multnomah ss.  
March 2, 19 78

Personally appeared the above named  
Kenneth A. DeBleeker and  
Alma Mae DeBleeker

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

Before me:

John Sasseen

Notary Public for Oregon

My commission expires:

My Commission Expires Dec. 8, 1981

Kenneth A. DeBleeker et ux  
4036 S. E. 92nd  
Portland, Ore. 97266

GRANTOR'S NAME AND ADDRESS

Betty J. Ahern  
52427 River Pine Rd.  
La Pine, Ore. 97739

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ahern Realty  
52427 River Pine Rd.  
La Pine, Ore. 97739

NAME, ADDRESS, ZIP

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

Betty J. Ahern  
52427 River Pine Rd.  
La Pine, Ore. 97739

NAME, ADDRESS, ZIP

STATE OF OREGON, County of \_\_\_\_\_ ss.

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 \_\_\_\_\_

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)

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 15th day of March, 19 78, at 3:20 o'clock P.M., and recorded in book M78 on page 4973 or as file/reel number 44695, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne - County Clerk  
Recording Officer  
By Bernita Hubert Deputy

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