

44821

WARRANTY DEED

Vol. M-78 Page 5166KNOW ALL MEN BY THESE PRESENTS, That JOSEPH T. MEADOR and TONI L. MEADOR,
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JACQUELINE F. MILLER, a married woman

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 2 in Block 2 of Tract No. 1059, KOERTJE COURT, Klamath County, Oregon.

SUBJECT TO:

1. Rules, regulations and statutory powers of Enterprise Irrigation District and South Suburban Sanitary District.
2. Restrictions, as shown on the recorded plat of Koertje Court.
3. Covenants, easements and restrictions, imposed by instrument, including the terms and provisions thereof, recorded February 26, 1973, in Book M-73 at page 1988.
4. Easement created by instrument, including the terms and provisions thereof recorded July 12, 1971 in Book M-71 at page 7253.

(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 set forth hereinabove

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 \$121,000.00

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 (H), 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 16th day of March, 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

March 16, 1978

) ss.

STATE OF OREGON, County of

19

) 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

Personally appeared the above named

Joseph T. Meador

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

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:

(OFFICIAL SEAL)

Before me:

W. Earlene T. Addington

Notary Public for Oregon

My commission expires: 3-22-81

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal Savings & Loan
540 Main St.
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Jacqueline F. Miller
Cove Point
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

SPACE RESERVED
FOR
RECORDING'S USE

file/reel number

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Recording Officer
Deputy

STATE OF OREGON)
COUNTY OF Klamath) ss.

On this, the 16th day of March, 19 78 Personally appeared JOSEPH TRIEBER MEADOR, JR., who being duly sworn, did say that he/she is the attorney in fact for TONI LEE MEADOR, and that he/she executed the foregoing instrument by authority of and on behalf of said principal; and he/she acknowledged said instrument to be the act and deed of said principal.

BEFORE ME:

Notary Public for Oregon
My Commission Expires: March 22, 1981

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica title Co.
this 17th day of March A. D. 1978 at 11:13 o'clock A., on
file recorded in Vol. M78, of Deeds on Page 5166

W. D. MILNE, County Clerk

By Sumatha M. Hetch

Fee \$6.00