

44926

## WARRANTY DEED

Vol. 78 Page 5303

KNOW ALL MEN BY THESE PRESENTS, That  
WALKER, as tenants by the entirety

MARVIN DEAN WALKER and CHLOE E.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ELMER A. BROWN and INEZ J. BROWN, as tenants by the entirety, 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:

of block 1  
Lots 10 and 11 of WILLIAMSON RIVER ESTATES, according to the official plat thereof, on file in the office of the County Clerk of Klamath, County, Oregon, together with the non-exclusive easement for walk-way purposes and boat docking over and on the strip of land lying between said Lots and Williamson River.

## THIS DEED IS BEING RE-RECORDED TO ADD BLOCK NUMBER.

(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, easements or restrictions of record, common to the area or apparent on the face of the land.

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 \$ 28,000.00. ~~Of which, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 28,000.00. The balance of the consideration is to be paid by the grantee in installments as follows: \$ 10,000.00 on the 1st day of March, 1978; \$ 10,000.00 on the 1st day of June, 1978; and \$ 8,000.00 on the 1st day of September, 1978. The grantor hereby agrees to accept the above consideration as full payment for the premises hereinafter described.~~

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 \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; 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)

Marvin Dean Walker  
Marvin Dean Walker

Chloe E. Walker  
Chloe E. Walker

STATE OF OREGON, } ss.  
County of Klamath }  
\_\_\_\_\_, 19\_\_\_\_.

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

Personally appeared the above named  
Marvin Dean Walker and  
Chloe E. Walker

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

Before me:

Susan K. Karsch

Notary Public for Oregon

My commission expires: 12-6-81

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Marvin Dean and Chloe E. Walker  
Star Route 1 Box 1  
Chilouquin, Oregon 97624  
GRANTOR'S NAME AND ADDRESS

Elmer A. and Inez J. Brown  
6709 Milbert  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath 1st Fed. Savings  
50.6th St

NAME, ADDRESS, ZIP

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

Elmer A. and Inez J. Brown

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath }

I certify that the within instrument was received for record on the 20th day of March, 1978, at 2:21 o'clock P. M., and recorded in book 478 on page 5303 or as file/roll number 44926.

Record of Deeds of said county.

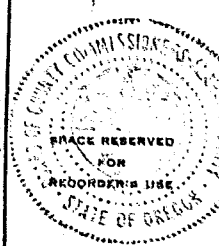
Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By: *Susan K. Karsch* Deputy

Fee \$3.00



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WARRANTY DEED

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STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 24th day of March A. D. 1978 at 3:59 P. M.

duly recorded in Vol. M78, of Deeds on Page 5656

Wm D. MILNE, County Clerk

Sumetha S. Fetsch

Fee \$6.00

...to the County Clerk of Klamath County, Oregon, for filing and recording the same, and on the receipt of said filing fee...

WARRANTY DEED

...the said grantor and grantee have been and are to be and remain the same, and the said grantor and grantee have been and are to be and remain the same...

...and that the said parties have been and are to be and remain the same, and the said parties have been and are to be and remain the same...

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