

38-14180

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45386

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That GARY LEO HEDLUND and MARY ELIZABETH HEDLUND, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID O. KENNEY, 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:

A portion of Lots 1 and 2 in Block 7, FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at the Northerly corner of Lot 1, Block 7 of First Addition to the City of Klamath Falls, Oregon; thence Southeasterly along the Southwesterly line of Eighth Street 55 feet; thence Southwesterly at right angles to Eighth Street, 70 feet; thence Northwesterly, parallel with Eighth Street, 55 feet; thence Northeasterly along the Southeasterly line of Doty Street 70 feet to the point of beginning.

SUBJECT TO: Regulations, including levies, liens, and utility assessments of the City of Klamath Falls.

(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

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 \$34,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols ^⓪, 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 28 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, } ss.
County of Klamath
March 28, 1978

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 _____

_____, 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)

Notary Public for Oregon
My commission expires: _____

Personally appeared the above named
GARY LEO HEDLUND and MARY ELIZABETH HEDLUND

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

Notary Public for Oregon
My commission expires: 4-9-81

Gary & Mary Elizabeth Hedlund
1960 Painter
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

David O. Kenney
736 Doty Street
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

David O. Kenney
736 Doty Street
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Department of Veterans' Affairs
General Services Building
Salem, Oregon 97310

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 29th day of March, 1978, at 10:17 o'clock A.M., and recorded in book N78 on page 5939 or as file/reel number 45386.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Seretha A. Fitch Recording Officer
Deputy

Fee \$3.00

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