

1-1-74

45418

WARRANTY DEED

Vol. M Page 5979

KNOW ALL MEN BY THESE PRESENTS, That MARVIN GEORGE LUCAS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by STILES ENTERPRISES, INC. an Oregon Corporation, 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:

The Southwesterly 40 feet of Lot 3, Block 79, KIAMATH ADDITION TO THE CITY OF KIAMATH FALLS, in the County of Klamath, State of Oregon.

(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 1. Party Wall Agreement, including the terms and provisions thereof, between Elbert W. Stiles and Wyoming Stiles, husband and wife and Marvin George Lucas and Marule Lucas, husband and wife, recorded April 1, 1966 in Book M-66 at page 2923, Microfilm Records. 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 \$ 21,250.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ©, 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 29th 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)

MARVIN GEORGE LUCAS

STATE OF OREGON,

County of KlamathMarch 29, 1978

Personally appeared the above named

Marvin George Lucas

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

OFFICIAL SEAL

Notary Public for Oregon

My commission expires: 7-21-81

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: _____

Marvin George Lucas

GRANTOR'S NAME AND ADDRESS

Stiles Enterprises, Inc.

GRANTEE'S NAME AND ADDRESS

After recording return to:

Stiles Enterprises, Inc.

P.O. Box 217

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Stiles Enterprises, Inc.

P.O. Box 217

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 29th day of March, 1978, at 3:32 o'clock P.M., and recorded in book M78 on page 5979 or as file/reel number 45418, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha J. Delach Recording Officer Deputy

Fee \$3.00