

1-1-74

48632

WARRANTY DEED

Vol. 1178 Page 10643

KNOW ALL MEN BY THESE PRESENTS, That RANDALL KIZER and MELISSA KIZER, as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HANS RALDOLPH SIMONSEN and NANCY ANN SIMONSEN, husband and wife, 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:

Lots 21 and 22, Block 3, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH 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 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 \$ 31,650.00

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 MAY, 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 } ss.  
MAY 16, 1978

Personally appeared the above named RANDALL and MELISSA KIZER, as tenants by the entirety,

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

(OFFICIAL SEAL)

Before me: Janis A. Mena  
Notary Public for Oregon  
My commission expires:

STATE OF OREGON, County of Lane } ss.  
May 16, 1978  
Personally appeared Randall Kizer & Melissa Kizer 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:

RANDALL & MELISSA KIZER  
1022 OWENS STREET  
KLAMATH FALLS, OREGON 97601  
GRANTOR'S NAME AND ADDRESS

HANS R. & NANCY A. SIMONSEN  
1022 OWENS  
KLAMATH FALLS, OREGON 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
HANS R. & NANCY A. SIMONSEN  
1022 OWENS  
KLAMATH FALLS, OREGON 97601  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
HANS R. & NANCY A. SIMONSEN  
1022 OWENS  
KLAMATH FALLS, OREGON 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 19th day of MAY, 1978, at 3:19 o'clock P.M., and recorded in book M78 on page 10643 or as file/reel number 48632. Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE  
Recording Officer  
By: Deputy

FEE \$ 3.00