

50273

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That JACK L. WALTERS and CALLIE V. WALTERS, as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GENE L. HAWTREY, a single man, Fred W. Hawtreay and Marcella J. Hawtreay, husband and wife, as tenants in common, 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 380 of Block 113, MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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

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

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 19th day of JUNE, 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)

Jack L. Walters

Callie V. Walters

STATE OF OREGON,

County of Klamath } ss.
June 19, 1978

Personally appeared the above named Jack L. Walters and Callie V. Walters

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

Notary Public for Oregon
My Commission expires 3/30/81

STATE OF OREGON, County of Klamath } ss.

Personally appeared 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

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.

Notary Public for Oregon
My Commission expires

(OFFICIAL SEAL)

Jack L. and Callie V. Walters

2256 Orchard
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS
Gene L. Hawtreay, Fred W. and Marcella J. Hawtreay
16631 Bermuda Street
Granda Hills, 91340

GRANTEE'S NAME AND ADDRESS
K. FIRST FEDERAL

NAME, ADDRESS, ZIP

Gene L. Hawtreay

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 June, 1978, at 3:25 o'clock PM, and recorded in book M78 on page 13043 or as file/roll number 50273

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
Recording Officer
B. Smith Deputy

Fee \$3.00