

1-1-74

53953

WARRANTY DEED

Vol. 1877

Page 1877

Bertha H.

KNOW ALL MEN BY THESE PRESENTS, That

Jepsen

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Daniel E. Thomas

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 Southerly 70 feet of Lots 10 and 11 in Block 5, BUENA VISTA 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 \$ 35,000.00

However, the actual consideration consists of or includes other property or value taken or promised which is the whole or part of the consideration (indicate which) (The sentence between the symbols ( ) is not applicable, should have been deleted.)

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 23 day of August, 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

August 23, 1978

STATE OF OREGON, County of

19

Personally appeared

Personally appeared the above named

Bertha M. Jepsen

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 3/20/81

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Bertha M. Jepsen

GRANTOR'S NAME AND ADDRESS

Daniel E. Thomas

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal  
540 Main

NAME, ADDRESS, ZIP

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

Klamath First Federal  
540 Main

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the 23rd day of August, 1978, at 3:00 o'clock P.M., and recorded in book 176 on page 1771 or as file/reel number 53953

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Recording Officer

Deputy