

55583

WARRANTY DEED-SURVIVORSHIP

Vol. M71 Page 21313



KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover

hereinafter called the grantor,

for the consideration hereinafter stated to the grantor paid by John M. Schoonover and Arba Faye Schoonover

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath

State of Oregon, to-wit:

Lot 37 of SKYLINE VIEW, Klamath County, Oregon

Except reservations, conditions and restrictions in the dedication of said Skyline View, omitting restrictions herein, if any, based on race, color religion or national origin; and subject to the regulations, liens, assessments and laws relating to Skyline View District Improvement Company; also subject to that certain Trust Deed to William Ganong, trustee for beneficiary, First Federal Savings and Loan Association of Klamath Falls, a corporation, recorded May 19, 1969 in M-69 at page 3748. The obligation under said Trust Deed the grantee assumes and agrees to pay and which assumption is a portion of the consideration stated herein. This deed prepared to correct names of grantees on deed recorded in Vol. M71, Page 4921.

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances except as noted above.

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 \$ -0- However, the actual consideration consists of or includes other property or value given or promised which is 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 applied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 26 day of September, 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 recorded in a corporation and a corporate seal is required)

STATE OF OREGON,

County of Klamath

John M. Schoonover

Notary Public for Oregon

My commission expires

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

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:

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 26th day of September, 1978, at 11:48 o'clock A.M., and recorded in book M78 on page 21313 or as file/reel number 55583 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer
By [Signature] Deputy

Fee \$3.00

Send no change is requested and no return shall be sent to the following address:

Klamath Falls Federal S. & L.
240 Main Street
Klamath Falls, Oregon 97601