

5568

WARRANTY DEED

Vol. 78 Page 21481

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KNOW ALL MEN BY THESE PRESENTS, THAT DOMINGO ESTRADA and TERESA ESTRADA,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ELMER JACOBS and JEANETTE JACOBS, husband and wife, with rights of survivorship, 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, situate in the County of Klamath and State of Oregon, described as follows, to-wit:

All of the following described real property situate in Klamath County, Oregon:
Beginning at a point on the Westerly line of Main Avenue, in North Bly, which is 30 feet Northwesterly from the Southeast corner of Lot 15, Block 2, North Bly; thence Northwesterly along the Westerly line of said Main Avenue 40 feet; thence Southwesterly parallel with the Northerly line of Gerber Avenue, 120 feet, more or less, to the Westerly line of said Lot 14 in said Block 2; thence, Southeasterly along the Westerly line of said Lots 14 and 15 in said Block 2, 10 feet; thence Northwesterly parallel with the Northerly line of Gerber Street, 20 feet to the point of beginning, being the Northerly 20 feet of Lot 15 and the Southerly 21 feet of Lot 14 in Block 2, North Bly.

SUBJECT TO: reservations, restrictions, rights-of-way, easements as shown in Vol. M78, Page 11572, Deed Records, Klamath County, Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantee 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 reservations, restrictions, rights-of-way, easements of record and those apparent upon 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 \$8,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the effect of the consideration (indicate which). The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

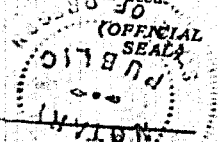
In witnessing the deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. In Witness Whereof, the grantor has executed this instrument this 24 day of September, 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.

DOMINGO ESTRADA
TERESA ESTRADA
Domingo Estrada
Teresa Estrada

STATE OF OREGON, County of Klamath
Sept. 24, 1978
Personally appeared *Domingo Estrada* and *Teresa Estrada*, each for himself and not one for the other, did say that *Elmer Jacobs* is the president and that *Jeanette Jacobs* 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.

Frank Boyd
Notary Public for Oregon
My commission expires: 7/4/80



STATE OF OREGON,
County of Klamath
September 24, 1978

Personally appeared the above named and DOMINGO ESTRADA and TERESA ESTRADA, husband and wife, and acknowledged to the foregoing instrument their voluntary act and deed.

Frank Boyd
Notary Public for Oregon
My commission expires: 7/4/80

DOMINGO ESTRADA and TERESA ESTRADA
NLY, Oregon 97622

ELMER JACOBS and JEANETTE JACOBS
P. O. Box 500
NLY, Oregon 97622

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STATE OF OREGON,
County of Klamath
I certify that the within instrument was received for record on the 27th day of September, 1978, at 2:00 o'clock PM, and recorded in book M78 on page 21481 or as file/reel number 55689. Record of Deeds of said county. Witness my hand and seal of County affixed.

John D. Milne
Recording Officer
John D. Milne
Deputy
Fee \$3.00