

55849

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

ROBERT L. HELLIVELL

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HAROLD W. DODD and MARJORIE E. DODD, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the said grantees and grantees'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 East 1/2 of the SW 1/4 and West portion of Lot 4 lying East of the Dallas-California Highway, all in Section 18, Township 23 South, Range 10 East of the Willamette Meridian, SAVING AND EXCEPTING THEREFROM THAT portion conveyed to the State of Oregon, by and through its State Highway Commission, by Deed recorded August 4, 1952, Volume 73, Page 119, Deed Records of Klamath County, Oregon. Containing 7.56 acres, more or less.

To Have and to Hold the above described premises unto the said grantees and grantees's heirs, successors and assigns forever. And said grantor hereby warrants to and with said grantees and grantees's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

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 whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00. (The words in between the slashes /, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and unless 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 25th day of September, 1978; if a corporate grantor, it has caused its name to be signed and authenticated by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, this corporate seal)

Robert L. Hellivell
Lois I. Hellivell

STATE OF OREGON,
County of Douglas,
September 25, 1978

STATE OF OREGON, County of _____, ss.
19 _____

Personally appeared _____ 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: 7/2/80

Notary Public for Oregon
My commission expires:

Robert L. Hellivell
543 S. E. Main St.
Roseburg, Oregon 97470
Harold W. Dodd and Marjorie E. Dodd
P. O. Box 392
Yoncalla, Oregon 97499
Harold W. Dodd and Marjorie E. Dodd
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P. O. Box 392
Yoncalla, Oregon 97499

STATE OF OREGON,
County of Klamath, ss.
I certify that the within instrument was received for record on the 29th day of September, 1978, at 1:11 o'clock P.M., and recorded in book 778 on page 21728 or as file/roll number 55849, Record of Deeds of said county.
Witness my hand and seal of County affixed.

W. D. Milne, Recording Officer
By *Bernard Schaller*, Deputy