

1-1-74

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That L. A. SWETLAND

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by INSTITUTE FOR LAY MINISTRIES, 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, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lots 11 and 12 and the westerly 2.5 feet of Lot 10 together with the adjoining 30 feet of vacated Arlington Drive, Blk. 13, Mountain View Addition, Klamath Falls, Oregon.

Subject to that certain Trust Deed recorded in book M78 on page 14946, Record of Mortgages of Klamath County, which Grantee assumes and agrees to pay.

Also subject to a certain land contract in which L. A. Swetland is Seller and Gordon Hankins and Vicki Hankins are Purchasers, recorded in book M76 on page 6555, Record of Mortgages of Klamath County.

(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 those of record and apparent on the land

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 \$ NONE

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93-940.)~~

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 26th day of December, 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)

L. A. Swetland

STATE OF OREGON,)
County of Klamath) ss.
1978.

STATE OF OREGON, County of) ss.
1978.

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.

ment to be his voluntary act and deed.

Before me: *Patricia C. Notman*
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 10/24/79

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

L. A. Swetland
1915 Del Moro
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

Institute For Lay Ministries
2140 Carlson Drive
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
James E. McCobb, Attorney at Law
1763 Washburn Way
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
2140 Carlson Drive
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 26th day of December, 1978, at 0:51 o'clock A.M., and recorded in book 1-78 on page 28624, or as file/reel number 60143
Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Fee \$3.00 By *Deanne* Recording Officer
Deputy