

60687

MT 1335-L  
WARRANTY DEED

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559

KNOW ALL MEN BY THESE PRESENTS, That Earl Fankhauser and Louise F. Fankhauser, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jeffery D. Jangala and Linda L. Jangala, Husband and Wife, 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:

Lot 7, Block 28, FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

SUBJECT TO: Reservations as contained in plat dedication:

MOUNTAIN TITLE COMPANY

(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 as stated above or those apparent upon the land, if any, as of the date of this deed.

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 \$ 32,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 19 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)

Earl Fankhauser  
Earl Fankhauser

Louise F. Fankhauser  
Louise F. Fankhauser

STATE OF OREGON,  
County of Klamath  
December 19, 1978

STATE OF OREGON, County of Klamath, 1978

Personally appeared \_\_\_\_\_ and

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 \_\_\_\_\_

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)

Personally appeared the above named  
Earl Fankhauser and  
Louise F. Fankhauser

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

My Commission Expires July 13, 1981

Notary Public for Oregon

My commission expires:

Earl and Louise F. Fankhauser

GRANTOR'S NAME AND ADDRESS

Jeffery D. and Linda L. Jangala  
P.O. Box 161  
Keno, Oregon

GRANTEE'S NAME AND ADDRESS

Jeffery D. and Linda L. Jangala  
P.O. Box 161  
Keno, Oregon

NAME, ADDRESS, ZIP

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

Western Bank  
Real Estate Center  
P.O. Box 1099  
Coos Bay, Oregon 97420

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 8th day of January, 1979, at 2:21 o'clock P.M., and recorded in book M79 on page 559 or as file/roll number 60687, Record of Deeds of said county.

Witness my hand and seal of County affixed.

By D. Milne, Recording Officer  
By \_\_\_\_\_, Deputy

Fee \$3.00

MOUNTAIN TITLE COMPANY