

R-2438

1-1-74

61586

WARRANTY DEED

Vol. 179 Page 2005



2002 NOW ALL MEN BY THESE PRESENTS, That JULIA P. JOHNSON, formerly JULIA P. BROWN,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOANNE PARKS and EDWARD R. ZAROSINSKI, Trustee, Edward R. Zarosinski Pension and, 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:

An undivided one-half interest in and to JoAnne Parks, and an undivided one-half interest in and to Edward R. Zarosinski, Trustee, Edward R. Zarosinski Pension and Profit Sharing Trust, in the following described property: All that part of Lot 1 in Block 36 of Original Town of Linkville, (now City of Klamath Falls) Oregon, described as follows, to-wit: Beginning at the Northerly corner of Lot 1 of said Block and Addition; thence 8 feet Southeasterly along the Easterly line of said Lot 1 to the true point of beginning; thence Southeasterly along said Easterly line of said Lot 1, 50 feet; thence Southwesterly at right angles with Fifth Street a distance of 66½ feet; thence Northwesterly at right angles and parallel with Fifth Street a distance of 50 feet; thence North-easterly at right angles a distance of 66½ feet to the point of beginning, being a tract of land facing 50 feet on Fifth Street and extending South-westerly 66½ feet, all in Lot 1, Block 36, Original Town of Linkville,

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

(CONT'D ON REVERSE)

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

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 \$55,000.00

~~However, the consideration stated above is not to be construed as a limitation on the grantor's obligation to defend the premises against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.~~

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 23 day of January, 1979; 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)

JULIA P. JOHNSON, formerly JULIA P. BROWN

STATE OF OREGON, }
County of Klamath } ss.
January 23, 1979

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 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:

Personally appeared the above named Julia P. Johnson, formerly Julia P. Brown,

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

Notary Public for Oregon

My commission expires:

January 27, 1979

Julia P. Johnson
Route 2, Box 151
Tulelake, California 96134

GRANTOR'S NAME AND ADDRESS

Parks & Zarosinski
228 North 7th
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Joanne Parks
228 North 7th
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Joanne Parks
228 North 7th
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

79 JAN 24 AM 9 42

now City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Easements, restrictions and rights of way of record and those apparent on the land.

an undivided one-half interest in and to Edward R. Karosinski, Trustee, Edward R. Karosinski, Trustee and Profit Shifting Trust in the following described property: All that part of Lot 1 in Block 30 of Original Town of Linkville, (now City of Klamath Falls) Oregon, described as follows, to-wit: Beginning at the corner of said Block and

STATE OF OREGON; COUNTY OF KLAMATH; ss. Klamath County Title Co.

led for record at request of: A D. 19 79 of 9:42 o'clock A M on 24th day of January

July recorded in Vol. M79 of Needs on Page 2005

By: Wm D. MILNE, County Clerk

Fee \$6.00

(CONT'D ON REVERSE)

and that

the above described property is hereby granted to the State of Oregon

for the purpose of establishing a public road

and for the purpose of establishing a public road

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