

1-1-74

62223

WARRANTY DEED

Vol. 79 Page 3065



KNOW ALL MEN BY THESE PRESENTS, That PACIFIC WEST MORTGAGE CO., an
Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BERT A. WALKER
or LOUISE B. WALKER, 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 6, Block 1, STEWART, in the County of Klamath, State of
 Oregon.

(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 regula-
 tions of the Westside Sanitary District; right of way recorded in Book 69, page 441, Klamath
 County in favor of the California Oregon Power Company; Contract dated 10-25-78, recorded
 10-26-78 in Book M-78, page 24103 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 \$ 9,279.67

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 2nd day of February, 19 79;
 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.

PACIFIC WEST MORTGAGE CO.

By: [Signature]
 President

(If executed by a corporation,
 affix corporate seal)

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

Personally appeared the above named _____

_____ and acknowledged the foregoing instru-
 ment to be _____ voluntary act and deed.

Before me:

(OFFICIAL
 SEAL)

Notary Public for Oregon
 My commission expires: _____

STATE OF OREGON, County of Marion) ss.
February 2, 19 79

Personally appeared H. Clayton Livengood ~~xxx~~

who, being duly sworn,
~~xxx~~ for himself ~~xxx~~ did say that ~~xxx~~ is the
 president ~~xxx~~ of Pacific

West Mortgage Co. 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 be-
 half 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:

Notary Public for Oregon
 My commission expires: _____

Pacific West Mortgage Co.
 P. O. Box 497
 Stayton, OR 97383
 GRANTOR'S NAME AND ADDRESS
 Bert A. or Louise B. Walker
 2232 42nd Ave. N.E Space 594
 Salem, OR 97301
 GRANTEE'S NAME AND ADDRESS

After recording return to:

Pacific West Mortgage Co.
 P. O. Box 497
 Stayton, OR 97383
 #1994cc
 NAME, ADDRESS, ZIP

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

Robert C. Dicken
 4420 Onyx St.
 Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON,)
 County of KLAMATH) ss.

I certify that the within instru-
 ment was received for record on the
7th day of FEBRUARY, 19 79,
 at 4:30 o'clock PM, and recorded
 in book M 79 on page 3065 or as
 file/reel number 62223,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

WM. D. MILNE COUNTY CLERK
 Recording Officer

By [Signature] Deputy

FEE \$ 3.00

RECEIVED - 4:30 pm
 FEB 7 1979

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