04-11528 TA 38-17706

FORM No. 716—WARRANTY DEED (Individual or Corporate). (Grantees as Tenants by Entirety).

1-1-74

63691

WARRANTY DEED—TENANTS BY ENTIRETY

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. M79 Page 5331

KNOW ALL MEN BY THESE PRESENTS, That DENNIS L. HIGGINS and QUANAH ROARK hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by LOYAL ROARK, hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 14, Block 10, TRACT NO. 1064, FIRST ADDITION TO GATEWOOD, in the County of Klamath and State of Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as above stated, & liens, assessments, rules & regulations for irrigation, drainage & sewage, & reservations, restrictions, easements & rights of way of record & those 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 $ 51,000.00

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 15 day of November, 19 78; 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)

Dennis L. Higgins

DENNIS L. HIGGINS

STATE OF OREGON, County of Klamath } ss. November 15, 19 78

Personally appeared the above named DENNIS L. HIGGINS and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Donna R. Buck

(OFFICIAL SEAL)

DONNA R. BUCK
NOTARY PUBLIC-OREGON
My Commission Expires 1/21/79

Notary Public for Oregon
My commission expires 1/21/79

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

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:

DENNIS L. HIGGINS

GRANTOR'S NAME AND ADDRESS

LOYAL & QUANAH ROARK

GRANTEE'S NAME AND ADDRESS

After recording return to:

~~LOYAL & QUANAH ROARK~~
KL. FIRST FEDERAL
540 MAIN

NAME, ADDRESS, ZIP

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

~~LOYAL & QUANAH ROARK~~ SAME

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 8th day of March, 19 79, at 11:30 o'clock A.M., and recorded in book M79 on page 5331 or as file/reel number 63691, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne, Recording Officer

By Bernetha G. Letsch, Deputy

Fee $3.00