

63989

MOUNTAIN-TITLE COMPANY

W-7427  
WARRANTY DEED

Vol. 779 Page 5810

KNOW ALL MEN BY THESE PRESENTS, That

FAY HELEN FERGUSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID J. ROBINSON, 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 3 and 4, Block 35, SECOND ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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

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 \$2,000.00. 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 12 day of March, 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.

*Fay Helen Ferguson*  
Fay Helen Ferguson

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }  
County of Umatilla } ss.  
3-12-79, 1979

Personally appeared the above named Fay Helen Ferguson

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

Before me: *Larry Chesser*

Notary Public for Oregon

My commission expires: 2-21-83

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON, }  
County of Klamath } ss.

I certify that the within instrument was received for record on the 14 day of March, 1979, at 11:30 o'clock A.M., and recorded in book M79 on page 5810 or as file/reel number 63989. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By *Buncha Shetch* Deputy

SPACE RESERVED FOR RECORDER'S USE

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

David J. Robinson  
1803 Sargent Avenue  
Klamath Falls, Oregon  
NAME, ADDRESS, ZIP

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

*as above*

NAME, ADDRESS, ZIP

Fee \$3.00

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

79 MAR 14 AM 11 30