

69202

WARRANTY DEED

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

KNOW ALL MEN BY THESE PRESENTS, That Richard L. Young and Donna D. Young, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Phillip Doddridge

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 30, Block 6, Tract No. 1140, LYNNEWOOD FIRST ADDITION, in the County of Klamath, State of Oregon.

Subject to:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1140, Lynnewood First Addition.

(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 those noted above and those apparent on the land, if any*

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 \$ 12,950.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 15 day of June, 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)

STATE OF OREGON, County of Klamath ss.  
JUNE 15, 1979

Personally appeared Richard L. Young and Donna D. Young 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

Personally appeared the above named RICHARD L. YOUNG and DONNA D. YOUNG and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 9-27-87

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Richard Young  
747 Buena Vista  
Klamath Falls, OR. 97601  
GRANTOR'S NAME AND ADDRESS

Phillip Doddridge  
7575 Cannon  
Klamath Falls, Or. 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Phillip Doddridge  
7575 Cannon  
Klamath Falls, OR. 97601  
NAME, ADDRESS, ZIP

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

Phillip Doddridge  
7575 Cannon  
Klamath Falls, Or. 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 19th day of June, 1979, at 10:41 o'clock A.M., and recorded in book M79 on page 14364 or as file/reel number 69202, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne, Recording Officer  
By Bernetha J. Hetch Deputy

Fee \$3.00

SPACE RESERVED  
FOR  
RECORDER'S USE

979 JUN 19 6 10 AM '79