

MOUNTAIN TITLE COMPANY

69:356

WARRANTY DEED MTC 7967-K Vol. 179 Page 14597

KNOW ALL MEN BY THESE PRESENTS, That DELMAR H. STOLSIG

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by KENNETH F. TAYLOR and LORA L. TAYLOR, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Tract 90, PLEASANT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

-Continued on the Reverse Side of this deed-

(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 as stated on the reverse of this deed, or those apparent upon the land, if any, as of the date of this deed

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 \$ 39,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 20th 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.

Delmar H. Stolsig
DELMAR H. STOLSIG

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
June 20, 1979

Personally appeared the above named
DELMAR H. STOLSIG

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

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires:
My Commission Expires July 13, 1981

STATE OF OREGON, County of) 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:

Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

Mr. Delmar H. Stolsig

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Kenneth F. Taylor

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Kenneth F. Taylor
1818 Hope Street
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

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

Mr. and Mrs. Kenneth F. Taylor
1818 Hope Street
Klamath Falls, OR 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

MOUNTAIN TITLE COMPANY

14598

SUBJECT TO:

1. Assessments, if any, due to the City of Klamath Falls, for water use.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary.
4. Taxes for the fiscal year 1978-1979, paid in the amount of \$230.76, reduced by reason of Veteran's Exemption. If the exempt status is terminated under the statute prior to the date on which the assessment roll becomes the tax roll in the year in which said taxes were assessed, an additional tax may be levied.
Account No.: 41-3909-221 Tax Lot 8400
5. Restrictions and easements, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded December 13, 1943 in Volume 186, page 293, Deed Records of Klamath County, Oregon, to wit:
"Subject, however, to an easement for ditches and/or pipe lines to convey water for irrigation and domestic use for the benefit of adjoining property owners. Subject to the restrictions that no dwelling house shall be placed upon said land to cost less than \$1,000.00."

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 20th day of June A. D. 1979 at 1:52 o'clock P. M.

and duly recorded in Vol. 170, of Deeds on Page 1507

W. D. MILNE, County Clerk

By Danish H. Hirsch

Fee \$6.00