

MOUNTAIN TITLE COMPANY

89406

WARRANTY DEED MTC-7919-L VS. 79 14690

KNOW ALL MEN BY THESE PRESENTS, That TED EMARD & SONS CONST. INC., an Oregon corporation, who acquired title as EMARD & SONS CONSTRUCTION, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Arnold R. Neely and Carol A. Neely, 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:

Lot 6 in Block 6, of South Chiloquin, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. City liens, if any, due to the City of Chiloquin.

(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 above, or those apparent upon the land, if any, as of the date of this deed.

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 \$ 39,100.00. 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 20 day of June, 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.

(If executed by a corporation, affix corporate seal)

Ted Emard
Ted Emard

Richard Emard
Richard Emard

STATE OF OREGON,)
County of Klamath) ss.
June 20, 1979, 19

STATE OF OREGON, County of) ss.
19

Personally appeared Ted Emard and Richard Emard 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

TED EMARD & SONS CONST., INC., 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)

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: July 13, 1981

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

MTC

NAME, ADDRESS, ZIP

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

Arnold Roy Neely
P.O. Box 653
Chiloquin, Oregon 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 21st day of June, 19 79, at 2:01 o'clock P.M., and recorded in book 179 on page 1360 or as file/reel number 2047

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Mr. D. H. Hine
Recording Officer
By: [Signature] Deputy

MOUNTAIN TITLE COMPANY