

69785

WARRANTY DEED

Vol. 1779 Page 15339

KNOW ALL MEN BY THESE PRESENTS That VALDEMAR J. BRAHE, also known as V. J. Brahe and LAVERNE BRAHE, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES A. McDONALD

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:

The South 16 feet of the East 88 feet of Lot 3 and the North 16 feet of the East 90 feet of Lot 4, in Block 33 of HILLSIDE 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.

SUBJECT TO: Reservations, restrictions, rights of way and easements of record and those apparent on the land.

(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 hereinabove set forth,

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 \$ 6,350.00

Howsoever, the actual consideration consists of no money or other property or interest given or promised which is the whole or part of the consideration (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 17th day of September, 1974; 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)

Valdemar J. Brahe
Laverne Brahe

STATE OF OREGON,

County of Klamath

September 9, 1974

} ss.

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 _____

Personally appeared the above named
Valdemar J. Brahe, aka V. J.
Brahe, and Laverne Brahe, husband
and wife, and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

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)

Before me:

Notary Public for Oregon

My commission expires

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 29th day of June, 1979, at 3:50 o'clock A.M., and recorded in book 179 on page 15339 or as file/reel number 69785, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Ma. D. Milne

By Bernetha Heloth Deputy
Recording Officer

Fee \$3.00

SPACE RESERVED
FOR
RECORDER'S USE

After recording return to:

James A. McDonald

1622 Crescent Street

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

James A. McDonald

1622 Crescent Street

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP