

70485

KNOW ALL MEN BY THESE PRESENTS, That

John S. King and Berta M. King, Husband

and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Frank M. Romanoski and Hilda R. Romanoski, 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 26, Block 19, KIAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 1, 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 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 \$ 2,000.00. 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 28 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.

4-12 19 79.

Personally appeared the above named

John S. King and
Berta M. King
her
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires:

My Commission Expires July 13, 1981

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19_____, 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 be-
half 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)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of _____) ss.

I certify that the within instru-
ment 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.

Recording Officer

By _____

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

After recording return to:

Frank M & Hilda R. Romanoski
2755 N.E. Butler Mt. Rd
Bend, Or 97701
NAME, ADDRESS, ZIP

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

Frank M & Hilda R. Romanoski
55 Pacifica Ave, Ap 100
Pittsburg, Calif 94565
NAME, ADDRESS, ZIP

1. Recital as contained in plat dedication, to wit:
"Said plat being subject to a 16 foot easement centered on the back and side lines of all lots for future public utilities, and to all easements and reservations of record."
2. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded July 12, 1963 in Volume 346, page 473, Deed Records of Klamath County, Oregon.
3. Assessments of Klamath Recreational Association as set forth in the Declaration referred to in instrument recorded July 12, 1963 in Volume 346, page 473, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH;

led for record at request of Mountain Title Co.

is 12th day of July A. D. 1979 at 3:12 o'clock P. M., a.

uly recorded in Vol. 479, of Deeds on Page 16478

W. D. MILNE, County Clerk

Berntha Sketoch

Fee \$6.00