

1-1-74

71818

WARRANTY DEED

Vol. M79 Page 18530KNOW ALL MEN BY THESE PRESENTS, That CARL E. CROY and LINDA F. CROYhereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BETTY C. VAN RANSLER

, 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 2 and N $\frac{1}{2}$ of Lot 3 in Block 20 of THE CITY OF MERRILL, 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

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 \$ 22,500.00

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 11 day of July, 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

July 11, 1979

Personally appeared the above named

Carl E. Croy and
Linda F. Croy

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

Before me:

Notary Public for Oregon

My commission expires: May 7 1979

Carl E. Croy and Linda F. Croy
P.O. Box 844

Merrill, OR 97633

GRANTOR'S NAME AND ADDRESS

Betty C. Van Ransler

1113 Jean Avenue
Salinas, California 93905

GRANTEE'S NAME AND ADDRESS

After recording return to:

Betty C. Van Ransler

1113 Jean Avenue
Salinas, California 93905

NAME, ADDRESS, ZIP

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

Betty C. Van Ransler

1113 Jean Avenue
Salinas, California 93905

NAME, ADDRESS, ZIP

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 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
3rd day of August, 1979,
at 1:30 o'clock P. M., and recorded
in book M79 on page 18530 or as
file/reel number 71818,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

W. D. Milne

Recording Officer

By Bernetha Phelps Deputy

Fee \$3.50

CL
300