

72544

WARRANTY DEED

Vol. 179 Page 19680

KNOW ALL MEN BY THESE PRESENTS, That PETE MOORE and RONALD E. MOORE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by EDWARD J. CARTER and YVONNE A. CARTER, 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: Beginning at a point in the Northerly boundary of Tract 25, ALTAMONT SMALL FARMS said point being 528.0 feet distant Westerly from the North-easterly corner of said tract, and running West along said Northerly boundary line 132.0 feet; thence South 326.8 feet, more or less to a point in the Southerly boundary of said tract; thence East along said boundary of said tract 132.0 feet; thence North 325.6 feet to the point of beginning, and being a portion of said Tract 25 of ALTAMONT SMALL FARMS, SUBJECT TO: All future real property taxes & assessments; reservations, restrictions, easements, conditions, covenants, and rights of way of record, and those apparent on the land; regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

(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 above 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 \$ 8,500.00

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 28th day of October, 1975; 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)

Pete Moore  
Ronald E. Moore

STATE OF OREGON, }  
County of Klamath } ss.  
October 28th, 1975

Personally appeared the above named PETE MOORE and RONALD E. MOORE

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

Before me: *John D. Goeckner*  
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11/25/76

STATE OF OREGON, County of \_\_\_\_\_ } ss.  
\_\_\_\_\_, 19\_\_\_\_

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Pete Moore and Ronald E. Moore

GRANTOR'S NAME AND ADDRESS

Edward J. & Yvonne A. Carter

GRANTEE'S NAME AND ADDRESS

After recording return to:

KFFS & L  
540 Main

NAME, ADDRESS, ZIP

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

SAME

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.  
County of Klamath

I certify that the within instrument was received for record on the 17th day of August, 1975, at 3:07 o'clock P.M., and recorded in book 179 on page 19680 or as file/reel number 72544, Record of Deeds of said county.

Witness my hand and seal of County affixed.

By *John D. Milne* Recording Officer  
By *Samuel J. Schuch* Deputy

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