

MOUNTAIN TITLE COMPANY

72669

MTC 8150
WARRANTY DEED

Vol. 179 Page 19849

KNOW ALL MEN BY THESE PRESENTS, That

ARTHUR P. WEST and MAZIE E. WEST,

husband and wife

CHARLES DAVID

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

WHITTEMORE

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 4, VILLA SAINT CLAIR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

Taxes for the fiscal year 1979-1980, a lien, not yet due and payable.
Assessments, if any, due to the City of Klamath Falls for water use.
The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
The premises herein described are within and subject to the statutory powers, including the power of assessment, 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 stated above, 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 \$ 26,000.00
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 17th day of August, 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~~ Washington } ss.
County of Thurston
August 17, 1979

Personally appeared the above named
Arthur P. West
Mazie E. West

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

Notary Public for Washington
My commission expires: 11/1/81

Mr. and Mrs. Arthur P. West
2835 Gravelly, Beach Loop NW
Olympia, WA 98502

Mr. Charles David Whittemore
800 Hillside
Klamath Falls, OR 97601

After recording return to:
SAME

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, County of _____, 19____ 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 _____

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:

STATE OF OREGON, _____ ss.
County of Klamath

I certify that the within instrument was received for record on the 21st day of August, 1979, at 2:22 o'clock P.M., and recorded in book 179 on page 19849 or as file/reel number 72669.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy
Fee \$3.50

MOUNTAIN TITLE COMPANY