

72819

WARRANTY DEED

STEVEN'S-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. M-19 Page 20123

KNOW ALL MEN BY THESE PRESENTS, That Roger D. Babcock and Laurena Babcock, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Walter Stanley and Princess J. Stanley, 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:

A parcel of land, containing 0.057 acres, more or less, situated in the SW1/4 SW1/4 SW1/4, Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the centerline of Enterprise Irrigation District canal, from which a 5/8" iron rod marking the the Southwest corner of said Section 35 bears S. 16°13'07"W. - 529.98 feet;

Thence Northeasterly along said centerline 101.17 feet, more or less, to the intersection of the West boundary line of Garden Tracts;

(continued on back)

(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 those noted above and those apparent on the land, if any,

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 \$10.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the 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 23 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,)
County of Klamath) ss.
August 23, 19 79.

Personally appeared the above named Roger D. Babcock and Laurena Babcock, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Diaki Swindler
Notary Public for Oregon
My commission expires: 10-25-80

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:

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

Roger D. and Laurena Babcock

GRANTOR'S NAME AND ADDRESS

Walter and Princess J. Stanley
1533 SUMMERS LANE
KLAMATH FALLS, ORE - 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Walter and Princess J. Stanley

NAME, ADDRESS, ZIP

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

Walter and Princess J. Stanley

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

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(continued from front)

thence leaving said centerline, along said boundary line S 00°12'00"W. - 23.23 feet, more or less, to a 1/2" iron rod;

thence continuing along said boundary line S 00°12'00" W. - 56.65 feet to a 1/2" iron rod;

thence leaving said boundary line S. 89°57'00" W. - 61.75 feet, more or less, to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of _____

this 23rd day of August A. D. 1979 at 2:53 o'clock P. M., and

truly recorded in Vol. 1479, of _____ Records on Page 20123

Wm D. MILNE, County Clerk

By [Signature]

Fee \$7.00