

1-1-74

72907

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That BERNICE E. MABEY, a single person,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Joel A. Danforth and Ida N. Danforth, 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:

Lots 10 and 11, Block 48, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT # 2,
in the County of Klamath, State of 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 easements and restrictions of record and those apparent on the face of the land

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 \$ 58,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indemnity).~~ (The sentence between the symbols ①, 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 24 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)

Bernice E. Mabey
BERNICE E. MABEY

STATE OF OREGON, }
County of KLAMATH } ss.
August 24, 1979

Personally appeared the above named
Bernice E. Mabey

and acknowledged the foregoing instrument to be her voluntary act and deed

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
My commission expires 7/21/83

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)

Bernice E. Mabey,
14 Cindy Place
Brentwood, CA 94513

GRANTOR'S NAME AND ADDRESS

Joel and Ida Danforth
230 W. Oregon Avenue
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Transamerica Title Co.
600 Main St.
Klamath Falls, OR 97601

NAME-ADDRESS-ZIP

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

Joel and Ida Danforth
230 W. Oregon Ave.
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, }
County of Klamath } ss.

I certify that the within instrument was received for record on the 24th day of August, 1979, at 3:09 o'clock P.M., and recorded in book M79 on page 20244 or as file/reel number 72907, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By _____ Recording Officer
Deputy
Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE