

MOUNTAIN TITLE COMPANY

73380

WARRANTY DEED

Vol. 79 Page 21034

KNOW ALL MEN BY THESE PRESENTS, That LEO DUANE CHRISTENSEN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN W. CADMAN and LOETTA A. CADMAN, as tenants by the entirety, 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 10 in Block 5 of ARROWHEAD VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Taxes for the fiscal year 1979-1980, a lien, not yet due and payable.
2. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded in Volume M67, page 8359, and amended by instrument recorded in Volume M70, page 7024, Microfilm Records of Klamath County, Oregon.
3. Reservations as contained in plat dedication.

(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 \$3,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (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 15th 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)

Leo Duane Christensen
LEO DUANE CHRISTENSEN

STATE OF OREGON,)
County of Klamath) ss.
August 15, 1979

Personally appeared the above named LEO DUANE CHRISTENSEN and acknowledged the foregoing instrument to be his voluntary act and deed.

Christi L. Garrison
Notary Public for Oregon
My commission expires: 6/19/83

STATE OF OREGON, County of) ss.
Personally appeared and 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.

Notary Public for Oregon
My commission expires:

Mr. Leo Duane Christensen
4820 San Gabriel NE
Salem, OR 97303

GRANTOR'S NAME AND ADDRESS

LoEtta Cadman & John Warren Cadman
Harriman Rt. Box 80
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME as Grantee

NAME, ADDRESS, ZIP

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

SAME as Grantee

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 4th day of September, 1979, at 10:44 o'clock A. M., and recorded in book M79 on page 21034 or as file/reel number 73380

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
Recording Officer
By Lemetha H. H. Deputy

Fee \$3.50

MOUNTAIN TITLE COMPANY