

76419

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. 179 Page 25908

KNOW ALL MEN BY THESE PRESENTS, That James Meredith Longacre

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Charles R. Stewart and Thelma D. Stewart, husband & wife, with rights of survivorship, 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 Southeasterly right of way line of the County road known as the Depot Road, extending from the City of Malin, Oregon, to the Great Northern Railroad Depot, which point of Beginning bears South 89°59' East 296.4 feet and South 256.9 feet and North 71°00' East a distance of 308.4 feet from the brass cap monument marking the Northeast corner of Lot 14, Section 16, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, thence South, parallel to the West line of Lot 15 of said Section 16, a distance of 176.31 feet; thence North 89°34' East a distance of 132.64 feet, more or less, to the South-west corner of that certain parcel of land deeded to Clifford D. King and recorded in Klamath County Deed Records, Volume 151, page 122, as it is now fenced and occupied; thence North 1°23'30" West along the fence line marking the Westerly boundary of the

(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

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 \$12,500.00

~~the whole consideration paid for this transfer, stated in terms of dollars, is \$12,500.00~~

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 17th day of September, 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)

ILLINOIS

STATE OF ILLINOIS

County of Rock Island } ss.
September 17, 1979

Personally appeared the above named

James Meredith Longacre

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

Before me:

(OFFICIAL SEAL)

Notary Public for Illinois

My commission expires: Sept. 13, 1982

STATE OF OREGON, County of _____ 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

James Meredith Longacre

2001 43rd Street

Rock Island, IL 61201

GRANTOR'S NAME AND ADDRESS

Charles R. & Thelma D. Stewart

P. O. Box 106

Malin, OR 97632

GRANTEE'S NAME AND ADDRESS

After recording return to:

Charles R. & Thelma D. Stewart

P. O. Box 106

Malin, OR 97632

NAME, ADDRESS, ZIP

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

P. O. Box 106

Malin, OR 97632

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

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

