

MOUNTAIN TITLE COMPANY

08101

WARRANTY DEED

MTC-8278-74 Page 28729

KNOW ALL MEN BY THESE PRESENTS, That Donald W. Swenson and Sandra K. Swenson, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by George Elliott Young and Marguerite Young, 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:

"SEE LEGAL DESCRIPTION AS IT APPEARS ON THE REVERSE OF THIS DEED."

(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 on the reverse of this deed, or those apparent upon the land, if any, as of the date of this deed.

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 \$ 22,990.00

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 5th day of November, 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 ~~ARIZONA~~ Arizona
County of Tulicopa } ss.
Nov. 5, 1979

Personally appeared the above named
Donald W. Swenson and
Sandra K. Swenson

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

Before me:
(OFFICIAL SEAL) Evelyn R. Flansburg

Notary Public for Oregon

My commission expires: 1-26-83

Donald W. Swenson
Donald W. Swenson
+ Sandra K. Swenson
Sandra K. Swenson
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 be-
half 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)

Donald W. Swenson and Sandra K. Swenson

GRANTOR'S NAME AND ADDRESS

George Elliott Young and Margurite Young
2622 Montelius Street
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

as above

NAME, ADDRESS, ZIP

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

as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.

I certify that the within instru-
ment was received for record on the
day of _____, 19____,

at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

By _____

Recording Officer
Deputy

MOUNTAIN TITLE COMPANY

LEGAL DESCRIPTION

28730
28730

A portion of the SE 1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the Section line common to Section 19 and 20, said Township and Range which bears North 628 feet from the Section corner common to Section 19 and 20, 29, 30; thence North along said Section line 50 feet; thence West parallel to the South line of Section 19, 150 feet; thence South parallel to the East line of Section 19, 50 feet; thence East parallel to the South line of Section 19, 150 feet, more or less to the point of beginning, being in Section 19, Township 38 South, Range 9 East of the Willamette Meridian.

SAVING AND EXCEPTING that portion of the above described tract lying within the right of way of the County Road known as Montelius Street.

SUBJECT TO:

- 1.
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Mountain Title Co.
this 13th day of December A. D. 1979 at 3:41 o'clock P M. or
uly recorded in Vol. M79, of Deeds on Page 28729
Wm D. MILNE, County Clerk
By Berntha Schleich
Fee \$7.00