

79315

WARRANTY DEED

Vol. 1780 Page 770

KNOW ALL MEN BY THESE PRESENTS, That John J. Moreno, A Married Man

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Read W. Willard
A Single Man, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

339 Grant Street; Lot 10 Block 28 1st addition to City of Klamath Falls

////////////////////////////////////
////////////////////////////////////
////////////////////////////////////
////////////////////////////////////

(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
With the exceptions of those listed in the residential purchase agree-
ment hereinbefore recorded and incorporated by reference herein.

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 \$8,200.00

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 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 7th day of January, 1980;
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)John J. Moreno
JOHN J. MORENO

STATE OF CALIFORNIA } ss.
County of SACRAMENTO
January 7, 1980

STATE OF OREGON, County of _____) ss.
_____, 19____

Personally appeared the above named
JOHN J. MORENO

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 acknowledged the foregoing instru-
ment to be his voluntary act and deed.

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: Terry M. Covey
(OFFICIAL SEAL)
Notary Public for CALIFORNIA
My commission expires June 24, 1983

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

John J. Moreno
2309 Villanova Circle #3
Sacramento, California 95825
GRANTOR'S NAME AND ADDRESS

Read W. Willard
315 Grant Street
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Read W. Willard
315 Grant Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

Read W. Willard
315 Grant Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instru-
ment was received for record on the
14th day of January, 1980,
at 4:01 o'clock PM., and recorded
in book MSO on page 770 or as
file/reel number 79315

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

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

Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE