

FRONTIER
TITLE & TRUST CO.

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That MICHAEL WILLIAM THOMPSON and CANDICE S. THOMPSON, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VINCENT S. EBBITT and LYNETTE B. EBBITT, 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:

Lot 55, Block 15, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 1, as recorded in Klamath County, Oregon.

SUBJECT TO: 1. Utility easements as delineated on the recorded plat along the North, East and West 16 feet. 2. Covenants, easements and restrictions imposed by instrument recorded July 12, 1963 in Book 346, page 473. 3. Reservations recorded May 25, 1937 in Book 109, page 543.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

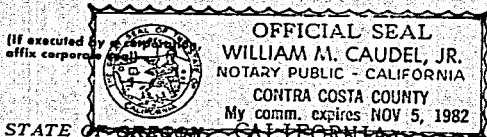
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as set forth above and apparent upon 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 \$ 3,000.00. 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 ©, 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 10 day of Jan, 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.



STATE OF ~~Oregon~~ CALIFORNIA ss.
County of CONTRA COSTA
JAN 10, 1980

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 _____

Personally appeared the above named MICHAEL WILLIAM THOMPSON
CANDICE S. THOMPSON

and acknowledged the foregoing instrument to be his/her 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 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: William M. Caudel, Jr.
(OFFICIAL SEAL) Notary Public for Oregon California
My commission expires: _____

Before me: _____
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: _____

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Vincent S. & Lynette B. Ebbitt
797A Westbrook Drive
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address, same as above

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 16th day of January, 1980 at 2:57 o'clock P.M., and recorded in book/reel/volume No. M-80 on page 944 or as document/fee/file/instrument/microfilm No. 79433 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne - County Clerk

Fee \$3.50

By Jacqueline J. Mellee Deputy