

1-1-74

81274

WARRANTY DEED

Vol. M 80 Page 3876



KNOW ALL MEN BY THESE PRESENTS, That CHESTER B. MARSHALL

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by YVONNE LEE MARSHALL, 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:

Lots 3, 4 and 5, Block 9 of NORTH KLAMATH FALLS ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.

SUBJECT TO: Trust Deeds dated September 3, 1974, recorded September 9, 1974, Volume M-74, Page 11960 and 11967, wherein CHESTER B. MARSHALL and YVONNE LEE MARSHALL, husband and wife, are Grantors, William Ganong, Jr. is Trustee, and First Federal Savings and Loan Association of Klamath Falls is Beneficiary; and easements, restrictions and rights of way of record and those apparent on the land.

(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 \$27,672.80

~~However, the actual consideration consists of other property or interests in property which is the whole consideration (indicate which property interests apply to the above described premises)~~

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 25th day of February, 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.

Chester B. Marshall
CHESTER B. MARSHALL

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
February 28, 1980

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

Personally appeared the above named CHESTER B. MARSHALL

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 instrument to be his voluntary act and deed.

_____, 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.

Before me: *Donna L. Rogers*
Notary Public for Oregon
My commission expires: 6/28/81

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

CHESTER B. MARSHALL
303 Iowa Street
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

YVONNE LEE MARSHALL
303 Iowa Street
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
PARKS & RATLIFF
228 North 7th
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
YVONNE LEE MARSHALL
303 Iowa Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instrument was received for record on the 28th day of February, 1980, at 3:55 o'clock P.M., and recorded in book/reel/volume No. M80 on page 3876 or as document/fee/file/instrument/microfilm No. 31274, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
NAME TITLE
By *Bernetha H. Hetch* Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee \$3.50

80 FEB 28 PM 3 55

JK 2/3