

1-1-74

S1633

## WARRANTY DEED

Vol. 780 Page 4424



KNOW ALL MEN BY THESE PRESENTS, That LEONARD BASHUS and NANCY BASHUS,  
his wife as joint tenants

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JIM O. MACKEY

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 One (1), Twelve (12) and Thirteen (13), in Block Thirty-six (36), of the Fourth Addition to NIMROD RIVER PARK, Klamath County, Oregon.

(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 \$ 3,500.00.  
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 11th 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.

(If executed by a corporation,  
affix corporate seal)

Leonard Bashus  
Leonard Bashus

Nancy Bashus  
Nancy Bashus

STATE OF OREGON, )  
County of Curry ) ss.  
February 11, 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

\_\_\_\_\_, 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:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires:

Personally appeared the above named  
Leonard Bashus and Nancy Bashus

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

Before me:  
(OFFICIAL SEAL) Donna C. Scheel

Notary Public for Oregon

My commission expires: 7-20-81

Leonard and Nancy Bashus  
P. O. Box 143  
Port Orford, Oregon 97465  
GRANTOR'S NAME AND ADDRESS

Jim O. Mackey  
P. O. Box 564  
Port Orford, Oregon 97465  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Jim O. Mackey  
P. O. Box 564  
Port Orford, Oregon 97465  
NAME, ADDRESS, ZIP

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

Jim O. Mackey  
P. O. Box 564  
Port Orford, Oregon 97465  
NAME, ADDRESS, ZIP

STATE OF OREGON, )

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
10th day of March, 1980,  
at 9:51 o'clock A.M., and recorded  
in book/reel/volume No. MS0 on  
page 4424 or as document/fee/file/  
instrument/microfilm No. S1633.  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

By Donna C. Scheel Deputy  
NAME TITLE

Fee \$3.50

180 MAR 10 AM 9 51

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