

82800

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Jerry O. Anderson and Peggy J. Anderson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Lorene W. Anderson

the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors 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:

PARCEL 1

Lots 7 and 8, the Easterly 36 feet of Lot 6, the Southerly 10 feet of the Easterly 36 feet of Lot 3 and the Southerly 10 feet of Lots 1 and 2, Block 7 North Klamath Falls Addition, in the County of Klamath, State of Oregon.

PARCEL 2

That portion of Lot 5 lying East of State Highway property and all of Lot 6, EXCEPTING the Easterly 36 feet of Lot 6, Block 7 North Klamath Falls Addition, in the County of Klamath State of 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 \$ 83,248.27

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 3 day of April, 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)

[Signature of Jerry O. Anderson]
[Signature of Peggy J. Anderson]

STATE OF OREGON,)
County of Klamath) ss.
April 3, 1980

STATE OF OREGON, County of) ss.
Personally appeared , 19

Personally appeared the above named Jerry O. and Peggy J. Anderson

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 their 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: *[Signature of Notary Public]*
(OFFICIAL SEAL)

Before me: (OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Notary Public for Oregon
My commission expires:

Jerry O. and Peggy J. Anderson

STATE OF OREGON,)
County of Klamath) ss.

GRANTOR'S NAME AND ADDRESS
Lorene Anderson

I certify that the within instrument was received for record on the 4th day of April, 1980, at 4:21 o'clock P.M., and recorded in book/reel/volume No. M80 on page 6364 or as document/fee/file/instrument/microfilm No. 82800, Record of Deeds of said county.

Witness my hand and seal of County affixed.

After recording return to:

Charlet Bailey
540 Main #204
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

Wm. D. Milne
NAME TITLE
By *Bernhard Hetch* Deputy
Fee \$3.50

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

NAME, ADDRESS, ZIP

80 APR 4 PM 4 21

CLC 3/82