

KCTC

1-1-74

83013

WARRANTY DEED

Vol. M80 Page 6717



KNOW ALL MEN BY THESE PRESENTS, That Michael B. Jager and Margaret H. Jager, husband and wife, and Clark J. Kenyon, a single man hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by James E. Tice, 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 3, 9 and 10, Block 2, Tract No. 1069.

(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 contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record and those apparent on 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 \$ 5,400.00

~~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 1st day of June, 1976, 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)

Michael B. Jager
Margaret H. Jager
Clark J. Kenyon

STATE OF ~~OREGON~~ California) ss.
County of Orange)
June 1, 1976

STATE OF OREGON, County of) ss.
June 1, 1976

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 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:

(OFFICIAL SEAL)

appeared the above named Michael B. Jager, Margaret H. Jager and Clark J. Kenyon and acknowledged the foregoing instrument their voluntary act and deed.

Before me:

Andrey Tyler

Notary Public for California
My commission expires Feb. 27, 1978

Notary Public for Oregon
My commission expires:

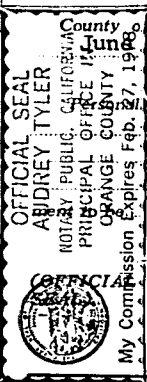
STATE OF OREGON,) ss.
County of Klamath)

I certify that the within instrument was received for record on the 9th day of April, 1980, at 3:40 o'clock P. M., and recorded in book M80 on page 6717 or as file/reel number 83013, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By _____ Recording Officer
Deputy

Fee \$3.50



GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

James E. Tice

4296 Lakeview Ave.

Yorba Linda, California 92686

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP