

4-33155

FORM No. 633—WARRANTY DEED (Individual or Corporate).
1-1-74

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OREGON 97204

3620

WARRANTY DEED

Vol. 780 Page 7723

KNOW ALL MEN BY THESE PRESENTS, That LILLIAN P. PIERCE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LUTHER H. DEARBORN and FRANCES B. DEARBORN, 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 101, First Addition to Casitas, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Subject to contracts and/or liens for irrigation and/or drainage, and subject to reservations and restrictions and easements of record and rights of way of record and those apparent on the land.

Subject to liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith;

Subject to rules, regulations and assessments of South Suburban Sanitary District.

(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 hereinabove set forth;

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 \$ 22,000.00

~~However, the actual consideration consists of or includes other property of value given or promised which is the true consideration (indicate which) if the same be in the symbol of it not appearing in the above stated consideration.~~

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 19th 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.

JOAN J. FUNKHOUSER
NOTARY PUBLIC - CALIFORNIA
(If executing for a corporation, Principal Office in)
CONTRA COSTA COUNTY
My Commission Expires Oct. 8, 1983

STATE OF OREGON,)
County of CONTRA COSTA) ss.
April 19, 1980.

STATE OF OREGON, County of) ss.
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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 LILLIAN P. PIERCE

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: Joan J. Funkhouser
(OFFICIAL SEAL) Notary Public for Oregon-California.
My commission expires: Oct 8 - 1983

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)

LILLIAN P. PIERCE

GRANTOR'S NAME AND ADDRESS

LUTHER H. DEARBORN and FRANCES B. DEARBORN

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee
137 High Street
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

LUTHER H. DEARBORN and FRANCES B. DEARBORN, 137 High Street
Klamath Falls, Oregon 97601.

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 25th day of April, 1980, at 11:19 o'clock A.M., and recorded in book reel volume No. M80 on page 7729 or as document fee file instrument/microfilm No. 83624. Record of Deeds of said county.

Witness my hand and seal of County affixed

Wm. D. Milne

By Bernhardt Letch Deputy
Fee \$3.50

SPACE RESERVED FOR RECORDER'S USE

APR 25 AM 11 19