

1-1-74

## WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Adeline Catalano

hereinafter called the grantor, for the consideration hereinafter stated, ~~XXXXXX~~ and The First National Bank of Oregon, a national banking institution, 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 6, Block 64, BUENA VISTA ADDITION to the City of Klamath Falls, Klamath County, Oregon.

SUBJECT TO City Lien in favor of the City of Klamath Falls, Oregon, for street improvements, Unit 228, Card #98, Original amount of \$1,913.88, Amount unpaid is \$1,148.32, plus interest, if any, dated March 14, 1973. AND any restrictions and conditions of record and those apparent upon 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, ~~XXXXXX~~ a Trust Agreement. ~~XXXXXX~~

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 18 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.

Adeline Catalano  
Adeline Catalano

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, )  
County of Klamath ) ss.  
April 18, 1980.

Personally appeared the above named  
Adeline Catalano

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

Notary Public for Oregon  
My commission expires: 1-21-81

STATE OF OREGON, County of ) ss.  
1980.

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.

Notary Public for Oregon  
My commission expires:

Adeline Catalano  
2502 California Street  
Klamath Falls, Oregon 97601

First National Bank of Oregon  
P. O. Box 10566  
Eugene, Oregon 97440

After recording return to:

First National Bank of Oregon  
1 East Main Street  
Medford, OR 97501 ATTN. Bob Diller

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

Adeline Catalano  
2502 California Street  
Klamath Falls, Oregon 97601

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instru-  
ment was received for record on the  
25th day of April, 1980,  
at 11:58 o'clock A.M., and recorded  
in book MSQ on page 7739 or as  
file/reel number 83632

Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

Wm. D. Milne

Recording Officer  
By Berntha Spaloch Deputy

Fee \$3.50