



WARRANTY DEED

Vol. m 80 Page 8269KNOW ALL MEN BY THESE PRESENTS, That JERRY O. ANDERSON and PEGGY J. ANDERSON, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JEROME L. LACOMB and JANET A. LACOMB, 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:

A parcel of land situated in Lots 6 and 7, Block 48, "BUENA VISTA", more particularly described as follows:

Beginning at a 1/2" iron pin from which the most Southerly corner of said Lot 6 bears the following two bearings and distances, S55°14'49"E 61.48 feet, S47°59'30"W 59.28 feet; thence from said point of beginning N16°37'15"E 115.31 feet to a 1/2" iron pin on the Northerly line of said Lot 7; thence, along the arc of a 186.48 feet radius curve to the left and the Northerly line of said Lot 7 ($\Delta=20^{\circ}00'01''$ long chord bears S87°59'29"W 64.76 feet) 65.09 feet to a 5/8" iron pin marking the Northwest corner of said Lot 7; thence S17°43'55"W along the Westerly line of said Lot 7 74.06 feet to a 1/2" iron pin; thence S55°14'49"E 66.09 feet to the point of beginning.

(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 \$ 53,000.00.
However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which).⁽¹⁾ (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 25th 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)

STATE OF OREGON,)
County of Klamath) ss.
April 25, 1980

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

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

(OFFICIAL SEAL)

Before me:
[Signature]
Notary Public for Oregon
My commission expires: 8-23-81

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 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)

Notary Public for Oregon
My commission expires: _____

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jerome L. & Janet A. LaComb
2225 Angle Street
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 5th day of May, 1980, at 3:52 o'clock P.M., and recorded in book reel volume No. M80 on page 8269 or as document fee file/instrument/microfilm No. 83964 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. MilneBy [Signature] Deputy

Fee \$3.50