

1-1-74

WARRANTY DEED—SURVIVORSHIP

Vol. 1180

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KNOW ALL MEN BY THESE PRESENTS, That California Corporation

PERDRIAU INVESTMENT CORPORATION, a

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by DWIGHT L. DILLAVOU and LILLIAN DILLAVOU, husband and wife

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

The S $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 12, Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. State of Oregon and County of Klamath code and matters of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances except as stated above or those apparent upon the land, if any, as of the date of this deed

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 \$ 9,500.00 ~~ON BEHALF OF THE GRANTEES, THE GRANTOR HAS RECEIVED FROM THE GRANTEES THE SUM OF NINE THOUSAND AND NO CENTS (\$9,500.00) IN FULL PAYMENT OF THE CONSIDERATION HEREIN PROVIDED FOR.~~ (The sentence between the symbols Ⓢ, 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 6th day of May, 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)

Louis F. Perdriau
LOUIS F. PERDRIAU, PRESIDENT

Perdriau Investment Corp

STATE OF OREGON,)
County of _____) ss.
_____, 19____.

Personally appeared the above named _____

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

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires _____

STATE OF OREGON, County of Klamath) ss.
May 6, 1980

Personally appeared LOUIS F. PERDRIAU 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

PERDRIAU INVESTMENT CORPORATION, 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:
Kristi L. Harrison
Notary Public for Oregon
My commission expires: 6/19/82

PERDRIAU INVESTMENT CORPORATION
300 Anderson Avenue
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Dwight L. Dillavou

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 3rd day of June, 1980, at 8:57 o'clock A.M., and recorded in book M80 on page 9958 or as file/reel number 85025, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernada Shitsch Recording Officer
Deputy

Fee \$3.50