

1-1-74

87071

WARRANTY DEED

Vol. M80 Page 13367

KNOW ALL MEN BY THESE PRESENTS, That RONALD E. WAITE &amp; SHARON L. WAITE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WAYNE N. HORTON &amp; SHIRLEY Y. HORTON

, 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 Lot 33, Block 1, Tract 1083-Cedar Trails, Section 20, T40S, R8E, W.M., more particularly described as follows:

Beginning at a 5/8" iron pin on the North line of Lot 33, Block 1, said point being S89°49'42"W 306.99 feet from the Northeast corner of Lot 33, Block 1; thence from the point of beginning S00°52'05"W 344.28 feet to a 1/2" iron pin on the South line of Lot 33, Block 1; thence West 166.11 feet, more or less along the South line of Lot 33, Block 1 to a 1/2" iron pin; thence N00°02'31"E 395.02 feet to a 1/2" iron pin on the North line of Lot 33, Block 1; thence S70°00'35"E 108.22 feet, more or less, along the North line of Lot 33, Block 1 to a 5/8" iron pin; thence along the arc of a 230.00 foot radius curve to the right 80.94 feet (D=20°09'43", L.C.=S80°11'50"E 80.52 feet) to the point of beginning, containing 1.5 acres, more or less.

To  
An  
grantor is

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rever.  
assigns, that

SUBJECT TO: Any and all easements and right of ways of record, and those apparent upon the land. and that

grantor will defend and pay the costs of any and all 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 \$ 0.00

⊙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 ⊙, 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 6th day of September, 1979; 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)

Ronald E. Waite  
Sharon L. Waite

STATE OF OREGON, )  
County of KLAMATH ) ss.  
Sept. 17, 1979

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

Personally appeared the above named  
Ronald E. & Sharon L. Waite

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

, 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)

(OFFICIAL  
SEAL)

Before me:

Notary Public for Oregon

My commission expires: July 24, 1983

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ron Waite  
222 South 6th St.  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 18th day of July, 1980, at 11:28 o'clock A.M., and recorded in book M80 on page 13367 or as file/reel number 87071, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha Skelton Recording Officer  
Deputy

Fee \$7.00

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WAITE

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13368

(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 \$ 0.00

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 ©, 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 September, 1979; 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

Sept. 17, 1979

} ss.

Personally appeared the above named

Ronald E. &amp; Sharon L. Waite

and acknowledged the foregoing instru-  
ment to be a voluntary act and deed.

Before me:

OFFICIAL  
SEAL

Notary Public for Oregon

My commission expires: July 24, 1983

STATE OF OREGON, County of ) ss.

Personally appeared , 19

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each for himself and not one for the other, did say that the former is the  
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Fee \$7.00

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GRANTEE'S NAME AND ADDRESS

After recording return to:

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222 South 6th St.  
Klamath Falls, Ore 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

28 JUL 18 AM 11 28