

89502

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Donald L. Jaques and Maureen T. Jaques

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Hugh E. Hudson and Ellen Hudson, 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:

Lots 4 5 and 6 in Block 7 of RIVER WEST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH a parcel of land situated in the SE $\frac{1}{4}$ of Section 25, Township 24 South, Range 8 East of the Willamette Meridian, being more particularly described as follows:

Beginning at a 5/8 inch iron pin on the North line of SE $\frac{1}{4}$ SE $\frac{1}{4}$ said Section 25 marking the Southwest corner of Lot 7, Block 7 of RIVER WEST, a duly platted and recorded subdivision; thence South 89° 42' 10" West along said North line of SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 25, 332.41 feet; thence leaving said North line of SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 25, North 00° 17' 50" West 15.82 feet to a 5/8 inch iron pin on the Southerly boundary of said subdivision, marking the Southwest corner of Lot 4, Block 7, said RIVER WEST subdivision; thence North 74° 26' 37" East along said

(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 \$ 64,500.00

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 10 day of September, 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)

Donald L. Jaques

Maureen T. Jaques

STATE OF OREGON, County of _____) ss.

STATE OF OREGON,

County of Klamath

September 10, 1980

Personally appeared the above named

Donald L. Jaques and
Maureen T. Jaques

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

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 5/14/84

Notary Public for Oregon

My commission expires:

Donald L. Jaques and Maureen T. Jaques

GRANTOR'S NAME AND ADDRESS

Hugh E. Hudson and Ellen E. Hudson
Star Route, Box 100
Chemult, OR 97731

GRANTEE'S NAME AND ADDRESS

After recording return to:

Hugh E. and Ellen E. Hudson
Star Rt., Box 100
Chemult, OR 97731

NAME, ADDRESS, ZIP

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

Hugh E. and Ellen E. Hudson

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

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