

90203

MOUNTAIN TITLE COMPANY

WARRANTY DEED

Vol. 1780 Page 18346

KNOW ALL MEN BY THESE PRESENTS, That

Donald A. Westman and Joan J. Westman, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Berdine J. Sanders Daniel W. Sanders, not as tenants in common but with the right of survivorship, 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 11, Block 3, BRYANT TRACTS #2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 except those stated on the reverse of this deed, or those apparen upon the land, if any, as of the date of this deed.

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 \$ 29,000.00. 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). (The sentence between the symbols ③, 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 24 day of September, 19 80; 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 A. Westman
Donald A. Westman

Joan J. Westman
Joan J. Westman

STATE OF OREGON,)
County of Klamath) ss.
September 24, 19 80

STATE OF OREGON, County of) ss.
19

Personally appeared and

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

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.

Personally appeared the above named Donald A. Westman and Joan J. Westman

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

Before me: [Signature]
(OFFICIAL SEAL)

Notary Public for Oregon
My Commission Expires July 13, 1981

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Donald A. Westman and Joan J. Westman

GRANTOR'S NAME AND ADDRESS

Berdine J. Sanders and Daniel W. Sanders
1508 Dayton
Klamath Falls, Oregon

After recording return to:

as above

NAME, ADDRESS, ZIP

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

as above

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of

I certify that the within instrument was received for record on the day of 19

at o'clock M., and recorded in book on page or as file/reel number

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

By

Recording Officer
Deputy

MOUNTAIN TITLE COMPANY

SUBJECT TO:

18347

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
3. Assessments, if any, due to the City of Klamath Falls for water use.
4. Reservations and restrictions as set forth in Deed dated July 28, 1938 and recorded March 1, 1943 in Volume 153, page 263, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 24th day of September A. D. 1980 at 2:58 o'clock P. M., in

and duly recorded in Vol. 480, of Deeds on Page 18346

Wm D. MILNE, County Clk

By Sumner H. Hatcher

Fee \$7.00