

91411

FORM No. 633 - WARRANTY DEED (Individual or Corporate)

1-1-74

Frontier #473

## WARRANTY DEED

Valley Press LAW PUBLISHING CO. PORTLAND, OR. 97204

Vol. 1780 Page 20273

KNOW ALL MEN BY THESE PRESENTS, That HUGH L. ALLEN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GREGORY D. GESTVANG and DARLENE A. GESTVANG, 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:

Lot 12, Block 2 as shown on the map entitled "TRACT 1002, LA WANDA HILLS", filed in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

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 as hereinabove set forth

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 \$ 15,000.00. 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 5th day of June, 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)

Hugh L. Allen

STATE OF OREGON,

County of Klamath } ss.  
June 5, 1980.

Personally appeared the above named

HUGH L. ALLEN

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 5-6-84

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 \_\_\_\_\_

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

HUGH L. ALLEN

431 Washington Street  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Gregory P. Gestvang et ux  
4701 Hope Street  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Frontier

NAME, ADDRESS, ZIP

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

Gregory P. & Darlene A. Gestvang

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 17th day of October, 1980, at 2:48 o'clock PM., and recorded in book/reel/volume No. M-80 on page 20273 or as document/fce/file/instrument/microfilm No. 91411, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne - Co. Clerk

Jacqueline D. Milne Deputy

Fee \$3.50

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