

A-28124 K-33873

WARRANTY DEED

Vol. 1780 Page 20655



KNOW ALL MEN BY THESE PRESENTS, That Edward C. Dore, Jeanne M. Dore and Rose G. Young

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Mellon B. Taylor and Mary L. Taylor, 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 36 in Block 2 of Mountain Lakes Homesites, according to the official plat thereof, on file in the office of the County Clerk, Klamath County Oregon.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land; Taxes for 1980-81 which are now a lien, but not yet payable.

(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 \$ 4,000.00

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 ©, 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 20 day of July, 1980; if a corporate grantor, it has caused its name to be signed and sealed affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

Rose G. Young
Rose G. Young

Edward C. Dore
Jeanne M. Dore

by: Edward C. Dore
her attorney in fact

STATE OF OREGON, New York }
County of New York } ss.
July 29, 19 80.

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
Rose G. Young

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires

Notary Public, State of New York

No. 03-463455

Qualified in Bronx County

Commission Expires March 30, 1982

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Mellon B. Taylor
418 Laguna
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Same as above

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

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

48 11 AM 22 JUN 83

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON

County of Klamath

} ss.

On this the 18 day of July, 19 80 personally appeared
 Edward C. Dore
 who, being duly sworn (or affirmed), did say that he is the attorney in fact for
 Jeanne M. Dore
 that he executed the foregoing instrument by authority of and in behalf of said principal, and he acknowl-
 edged said instrument to be the act and deed of said principal.

(Official Seal)

Before me:

(Signature)

Notary Public for Oregon
 my commission expires 8-5-83
 (Title of Office)

STATE OF ~~California~~ Oregon

County of Klamath

} ss.

BE IT REMEMBERED, That on this 18 day of July, 19 80
 before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
 named Edward C. Dore

known to me to be the identical individual described in and who executed the within instrument and
 acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
 my official seal the day and year last above written

My Commission expires 8-5-83

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 23rd day of October A. D. 19 80 at 11:48 clock A. M., and

only recorded in Vol. M80, of Deeds on Page 20655

W. D. MILNE, County Clerk

By Berneth H. Helock

Fee \$7.00