

96751

MTC 873

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR., 97204

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3993

KNOW ALL MEN BY THESE PRESENTS, That JACK BACHMAN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 BRADFORD DEAN MASON
 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 5, Block 58, HOT SPRINGS ^{SECOND} ADDITION to the City of Klamath Falls, 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 as noted of record as of the date of this deed and those apparent 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 \$8,500.00.
 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 30th day of November, 1976; 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)

Jack Bachman

STATE OF OREGON,

County of Klamath } ss.
 November 30, 1976

STATE OF OREGON, County of _____ ss.
 _____, 19____

Personally appeared _____ and _____

Personally appeared the above named

Jack Bachman

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

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.

(OFFICIAL
 SEAL)

Before me
 Notary Public for Oregon

My commission expires: 3-21-77

Notary Public for Oregon

My commission expires:

(OFFICIAL
 SEAL)

Jack Bachman

GRANTOR'S NAME AND ADDRESS

Bradford Dean Mason

GRANTEE'S NAME AND ADDRESS

After recording return to:

Bradford Dean Mason
 1712 1st Street
 Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Same as above

NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of March, 1981, at 4:24 o'clock P.M., and recorded in book M81 on page 3993 or as file/reel number 96751.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

Recording Officer

By Bernhardt Hetch Deputy

Fee \$3.50