

96989

MOUNTAIN TITLE COMPANY

WARRANTY DEED

Vol. M 41 Page 4387

KNOW ALL MEN BY THESE PRESENTS, That
Thomas S. Cavener and Vera A. Cavener, Husband and Wife
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Roy W. Price and
Christine L. Price, Husband and Wife and Bruce W. Price not as tenants in , hereinafter called
common but with the right of survivorship
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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 10, Block 55, SECOND ADDITION TO HOT SPRINGS, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon

SUBJECT TO: 1. Sewer and water use charges, if any, due to the City of Klamath Falls.
2. Reservations and restrictions as contained in plat dedication.

MOUNTAIN TITLE COMPANY

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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
stated above, or 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 \$ 35,340.00

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 11th day of March, 19 81;
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)

Thomas S. Cavener
Thomas S. Cavener

Vera A. Cavener
Vera A. Cavener

STATE OF OREGON

County of Klamath } ss.
March 11th, 19 81

STATE OF OREGON, County of } ss.
19 81

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 be-
half 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:

Personally appeared the above named
Thomas S. Cavener and
Vera A. Cavener

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL) Linda Steele

Notary Public for Oregon
My commission expires: 7/13/81

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Thomas S. Cavener and Vera A. Cavener
P.O. Box 192
Dorris, Calif. 96023
GRANTOR'S NAME AND ADDRESS
Roy W. Price and Christine L. Price and
Bruce W. Price
3873 Rio Vista, Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

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 Klamath

I certify that the within instru-
ment was received for record on the
11th day of March, 19 81,
at 12:46 o'clock P.M., and recorded
in book M81 on page 4387 or as
file/reel number 96989
Record of Deeds of said county.

Witness my hand and seal of
County affixed.
Evelyn Beihn County Clerk

Recording Officer
By Nebra A. Springer Deputy
Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE

MOUNTAIN TITLE COMPANY

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