

1-1-74

979986

WARRANTY DEED

Who acquired title as

KNOW ALL MEN BY THESE PRESENTS, That

Marlene K. Erickson

Marlene K. Divine

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by William A. Divine and Laura M. Divine, 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 19, Block 31, Hot Springs Addition, located at 1825 Fremont Street, in the townsite of Klamath Falls

(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 \$30,845.00. 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 day of March, 1981; 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)

Marlene K. Erickson
Marlene K. Erickson

ARIZONA
STATE OF ARIZONA, } ss.
County of Yuma
March 25th, 1981

Personally appeared the above named

Marlene K. Erickson

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

(OFFICIAL SEAL)

Notary Public for Arizona

My commission expires: April 12, 1983

STATE OF OREGON, County of Klamath, } ss.
March 25th, 1981

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)

Marlene K. Erickson
5650 Delaware St.
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

William A. and Laura M. Divine
5650 Delaware St.
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

William A. and Laura M. Divine
5650 Delaware St.
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

William A. and Laura M. Divine
5650 Delaware St.
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 3rd day of April, 1981, at 12:39 o'clock P.M., and recorded in book/reel/volume No. MS1 on page 6118 or as document/fee/tile/instrument/microfilm No. 97996, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Debra L. Jensen Deputy
Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE