

1-1-74

2054

WARRANTY DEED

Vol. 178/ Page 12658

KNOW ALL MEN BY THESE PRESENTS, That DAN AUSTIN ADDRESS and ROBBIN LOUISE ADDRESS, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LEON LEWIS

, 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 23 and the N 1/2 of Lot 24, FAIR ACRES SUBDIVISION #1, in the County of Klamath, State Of 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 SUBJECT TO contracts and/or liens of record and contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the and that land

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 \$65,000.00. 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 8th day of June, 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)

DAN AUSTIN ADDRESS

ROBBIN LOUISE ADDRESS

STATE OF OREGON, County of) ss.

STATE OF OREGON,

County of Klamath
June 8, 1981

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 _____, a corporation,

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:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 2/14/85Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Address

GRANTOR'S NAME AND ADDRESS

Lewis

GRANTEE'S NAME AND ADDRESS

After recording return to:

Leon Lewis
5205 Cottage Ave.
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

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 14th day of July, 1981, at 3:48 o'clock P.M., and recorded in book/reel/volume No. MS1 on page 12658 or as document/fee/file/instrument/microfilm No. 2054, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Pamela A. DeLoach Deputy

Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE