

1-1-74

WARRANTY DEED

3890 34820

KNOW ALL MEN BY THESE PRESENTS, That William J. Faught and Betty R. Faught, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jerome P. Tessier and Ann G. Tessier, 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 11, Tract 1173, being a subdivision of Lot 1, Block 10, Lynnewood, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Reservations, restrictions, rights of way of record and those apparent upon the land; And taxes for 1981-82 which are now a lien, but not yet due and payable; AND MORTGAGE, including the terms and provisions thereof, executed by William J. Faught, et ux to State of Oregon, Department of Veterans Affairs, dated October 15, 1980, recorded October 15, 1980 in Vol. M80 page 20145, Klamath County, Oregon, which said Mortgage GRANTEEES HEREIN agree to assume and pay according to its terms

(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 above

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 \$ 140,000.00

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 ①, 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 1st day of September, 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)

William J. Faught
William J. Faught

Betty R. Faught
Betty R. Faught

Betty R. Faught

STATE OF OREGON,)
County of Klamath) ss.
August 29, 1981.

Personally appeared the above named

William J. Faught and
Betty R. Faught

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

NOTARY PUBLIC - 273883

8/13/83

My Commission Expires

Mr. and Mrs. William J. Faught

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Jerome P. Tessier

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantees

1401 Wild Plum Ct
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

STATE OF OREGON, County of) ss.

Personally appeared , 19.

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

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:

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 2nd day of September, 1981 at 9:44 o'clock A. M. and recorded in book/reel/volume No. M-81 on page 15584 or as document/fee/file/instrument/microfilm No. 3890, Record of Deeds of said county.

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

NAME TITLE
Evelyn Biehn Deputy

Fee: \$4.00