

1-1-74

4225

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Michael W. Wilson and Linda M. Wilson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Willard and Phyllis Robinson, 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: The Easterly 245.00 feet as measured along the Northerly boundary and the southerly boundary of the following-described tract: A tract of land in the NE 1/4 of the NE 1/4 of Sec. 10, Twp. 39 S., R. 9, E.W.M., in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89°40' East along the forty line a distance of 30.0 feet from the iron pin which marks the intersection of 4th Avenue and 4th Street of Altamont Acres, which point of intersection is also the Southwest corner of the NE 1/4 of the NE 1/4 of Section 10, Township 39 South, Range 9, E.W.M., and running thence, continuing North 89°40' East a distance of 490.0 feet to an iron pin; thence North 1°02' West a distance of 88.9 feet to an iron pin; thence South 89°40' West a distance of 490.0 feet to an iron pin; thence South 1°02' East a distance of 88.9 feet, more or less, to the point of beginning.

(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 \$4,500.00

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 27th 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)

Michael W. Wilson
Linda M. Wilson

STATE OF OREGON,)
County of Klamath) ss.
March 27, 1981

STATE OF OREGON, County of Klamath) ss.
March 27, 1981

Personally appeared _____ and

Personally appeared the above named Michael W. Wilson and Linda M. Wilson

_____ 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 _____ voluntary act and deed.

_____, 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) Wesley H. Shogren
Notary Public for Oregon
My commission expires: July 9, 1984

Before me:
(OFFICIAL SEAL) Wesley H. Shogren
Notary Public for Oregon
My commission expires: July 9, 1984
VIEVA S. SHOGREN
NOTARY PUBLIC - OREGON

(OFFICIAL SEAL)

Michael W. & Linda M. Wilson
3351 Crest Street
Klamath Falls, Ore. 97601
GRANTOR'S NAME AND ADDRESS

Willard & Phyllis Robinson
3865 Denver
Klamath Falls, Ore. 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Willard & Phyllis Robinson
3865 Denver
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP

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

Willard & Phyllis Robinson
3865 Denver
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 11th day of September, 1981, at 11:16 o'clock A.M., and recorded in book/reel/volume No. M-81 on page 16150 or as document/fee/file/instrument/microfilm No. 4225, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

NAME _____ TITLE _____
By Wesley H. Shogren Deputy

Fee \$4.00

400 cash

201 SEP 11 AM 11 16