

6130

TA-8-1376-7

WARRANTY DEED (CORPORATION)

Vol. ^m 81 Page 19231

CARRIAGE MOBILE HOMES, INC.,

OREGON

(State of incorporation)

corporation, hereinafter called grantor, conveys to

WILLIAM J. SIMONDS and FLORA E. SIMONDS, husband and wife

all that real property situated in Klamath County, State of Oregon, described as:

Easterly 80 feet of Lot 7, Block 8, of ALTAMONT ACRES, according to the plat of record in the office of the County Clerk, Klamath County, State of Oregon.

and covenant(s) that grantor is owner of the above described property free of all encumbrances except _____

see attached exhibit "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 56,148.00 . *Signed by authority of the Board of Directors, with the seal of said corporation affixed, this 4th day of November, 19 81.

(Corporate Seal)

By Sheldon Haddock President

By _____ Secretary

STATE OF OREGON, County of Klamath) ss.November 4, 19 81.

Personally appeared Theodore J. Paddock who, being duly sworn, did say that he is the president of Carriage Mobile Homes, Inc. 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 he acknowledged said instrument to be its voluntary act and deed.

Official Seal

Before me:

Susan C. Patzke
Notary Public for OregonMy commission expires: 11-2-82

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

TO

After Recording Return to:

Take Statements to:
Mr. & Mrs. William J. Simonds
3707 Bishbee
Klamath Falls, Oregon
97601

STATE OF OREGON,)

County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M. and recorded in book _____ on page _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

Title

By _____ Deputy

Subject to:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Easement for common driveway over the South 15.0 feet of Lot 7 as set forth in instrument, recorded January 5, 1972 in Volume M-72, page 118, Klamath County Records.
4. Easement for sanitary sewer purposes granted to the South Suburban Sanitary District over and across the South 15.0 feet of Lot 7, as set forth in "Easement" recorded March 27, 1972 in Volume M-72, Page 3193, Klamath County Records.
5. Easement for public utilities granted to California Pacific Utilities Company, over the South 15.0 feet of Lot 7, as set forth in Volume M-72, Page 4954, Klamath County Records, recorded May 10, 1972.
6. Easement for transmission lines granted to Pacific Power and Light Company over the North 5.0 feet of Lot 7, as set forth in Volume M-72, page 5343, recorded May 18, 1972, Klamath County Records.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Titel Co.

this 4th day of November A. D. 19 81 at 3:50 o'clock P M., and
duly recorded in Vol. M81, of Deeds on Page 19231

By Evelyn Biehn County Clerk

Fee \$8.00