

1-1-74

10046

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Royce G. Shaffer & Velta L. Shaffer

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Mark R. Shaffer and Lynne W. Shaffer, 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:

A piece or parcel of land situated in Lot 3, Block 1 of Altamont Acres, Klamath County, Oregon, bounded and described as follows, to-wit:

Beginning at a point on the North line of said Lot 3, 102 Feet West of the Northeast corner thereof; running thence West along the North line a distance of 100 feet; thence South at right angles to said North line of Lot 3, 70.9 feet; thence East 100 feet; thence North 70.9 feet to the place 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 \$ . . . . . 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 . . . . . day of . . . . ., 19 . . . . ; 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)

*Royce G. Shaffer*  
*Velta L. Shaffer*

STATE OF OREGON, )  
County of Klamath ) ss.  
MARCH 17, 1982

STATE OF OREGON, County of Klamath ) ss.  
MARCH 17, 1982

Personally appeared Royce G. Shaffer and Velta L. Shaffer 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 . . . . .

Personally appeared the above named Royce G. Shaffer and Velta L. Shaffer

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

Before me: *Evelyn Biehn*  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: 11/28/85

Before me: . . . . . (OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: . . . . .

Royce G. and Velta L. Shaffer  
1350 Mc Clellan Drive  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Mark R. and Lynne W. Shaffer  
4644 Cannon Ave.  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Mark R. Shaffer  
4644 Cannon Ave.  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

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

Mark R. Shaffer  
4644 Cannon Ave.  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record on the 17 day of March, 1982, at 3:28 o'clock P.M., and recorded in book/reel/volume No. M 82 on page 3353 or as document/tee/file/instrument/microfilm No. 10046, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County clerk  
NAME TITLE

By *Royce G. Shaffer* Deputy  
Fee \$4.00

SPACE RESERVED  
FOR  
RECORDER'S USE

82 MAR 17 PM 3 28