

12066

WARRANTY DEED

Vol. M82 Page 6515

KNOW ALL MEN BY THESE PRESENTS, That Lee Ben Davis and Katherine Elinor Davis, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

CBA Construction, 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 6 in Tract 1224, Davis Subdivision, 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.

(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 \$ 6,000.00. 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 ©, 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 24 day of May, 19 82 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)

STATE OF OREGON,

County of Klamath } ss.
May 24, 19 82.

Personally appeared the above named
Lee Ben Davis and
Katherine Elinor Davis

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 8-5-83

Katherine Elinor Davis
STATE OF OREGON, County of } ss.
May 24, 19 82.

Personally appeared 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:

Mr. and Mrs. Lee B. Davis

GRANTOR'S NAME AND ADDRESS

CBA Construction

GRANTEE'S NAME AND ADDRESS

After recording return to:

CBA Construction

P.O. Box 248

Bonanza, OR 97623

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 24 day of May, 19 82, at 3:47 o'clock P.M., and recorded in book/reel/volume No. M 82 on page 6515 or as document/fee/file/instrument/microfilm No 12066, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] Deputy

Fee \$4.00

SPACE RESERVED
FOR
RECORDER'S USE

92 MAY 24 PM 3 47