

1-1-74

13777

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That PACIFIC WEST MORTGAGE CO., an Oregon corporation hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICK F. MARLIN and MAUREEN G. MARLIN, 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:

Lots 15 and 16, Block 9, TOWN OF MIDLAND, in the County of Klamath, State of Oregon.

SUBJECT TO: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

FURTHER SUBJECT TO: An easement created by instrument, including the terms and provisions thereof, for pole and wire line, recorded in Book 42 at page 115, Deed Records, granted to the California Oregon Power Company.

FURTHER SUBJECT TO: Rights of the public in and to any portion of said premises lying within the limits of public roads and highways.

(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 \$ 13,500.00

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 29th day of June, 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)

PACIFIC WEST MORTGAGE CO.

By: [Signature]
President

STATE OF OREGON,

County of _____ } ss.
_____, 19 _____

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: _____

STATE OF OREGON, County of Marion) ss.
June 29, 19 82Personally appeared H. Clayton Livengood __________, who, being duly sworn, ~~sworn~~ for himself ~~and others~~ did say that ~~he~~ he is the president ~~and that he is the~~ secretary of Pacific WestMortgage Co.

_____, 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:

Linda L. Russell

Notary Public for Oregon

My commission expires: 11-20-84

PACIFIC WEST MORTGAGE CO.

P. O. Box 497

Stayton, OR 97383

GRANTOR'S NAME AND ADDRESS

RICK F. and MAUREEN G. MARLIN

2827 Summers Lane

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

RICK F. and MAUREEN G. MARLIN

2827 Summers Lane

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

RICK F. and MAUREEN G. MARLIN

2827 Summers Lane

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 20 day of July, 19 82, at 3:36 o'clock P.M., and recorded in book/reel/volume No. M. 82 on page 9267 or as document/fee/file/instrument/microfilm No 13777, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By: [Signature] Deputy
Fee \$4.00SPACE RESERVED
FOR
RECORDER'S USE

82 JUL 20 PM 3 36