

14419

## SPECIAL WARRANTY DEED

STATE OF OREGON LAW PUBLISHING CO., PORTLAND, OR, 97204

Vol. 1082 Page 10260

KNOW ALL MEN BY THESE PRESENTS, That Walter Shold and Bernice Shold, H/W, not as tenants in common but with right of survivorship., hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Donald O. Taylor and Angelica T. Taylor hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

All of that portion of the W. half of the SE quarter of the NW quarter and all of that portion of the W. half of the NE quarter of the SW quarter of Section 25, Township 35 S., Range 12 E. of the W.M., lying S. of the centerline of Snake Creek.

SUBJECT TO easements, conditions, restrictions and restrictions of record and to any liens or encumbrances suffered or allowed by grantee.

(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 the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 7,450.00.

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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        day of July, 1982; 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 Marion } ss.  
July 30, 19 82

Personally appeared the above named  
Walter Shold and Bernice Shold

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

(OFFICIAL SEAL)

Before me:  
[Signature]  
 Notary Public for Oregon  
 My commission expires 5-8-83

STATE OF OREGON, County of        ) ss.

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:

Notary Public for Oregon  
 My commission expires:       

(OFFICIAL SEAL)

SHOLD, Walter et ux

GRANTOR'S NAME AND ADDRESS

TAYLOR, Donald & Angelica  
 245 Broad St.  
 Bremerton, WA 98312

GRANTEE'S NAME AND ADDRESS

After recording return to:  
 Mortgage Bancorporation  
 P.O. Box 230  
 Salem OR 97308 Attn. Anne File #2321

NAME, ADDRESS, ZIP

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

TAYLOR  
 as above

NAME, ADDRESS, ZIP

STATE OF OREGON, County of Klamath ) ss.

I certify that the within instrument was received for record on the 10 day of August, 1982, at 11:15 o'clock A. M., and recorded in book/reel/volume No. M. 82 on page 10260 or as document/tee/file/instrument/microfilm No. 14419, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Diehn County Clerk

By [Signature] Deputy  
 Fee \$4.00

SPACE RESERVED  
 FOR  
 RECORDER'S USE