

1-1-74

16:56

WARRANTY DEED-SURVIVORSHIP

Vol M82 13522

KNOW ALL MEN BY THESE PRESENTS, That ROBERT W. GROTH, hereinafter called the grantor,

for the consideration hereinafter stated to the grantor paid by JUDY A. GROTH or ROBERT GROTH

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:
Beginning at a point on the South Line of Home Avenue 150 feet East from the Southwest corner of it intersection with Division Street, thence South at right angles to Home Avenue to the North Line of said alley running through block 123, thence East along the North Line of said alley 50 feet, thence North of right angles to North Line of said alley to the South Line of Home Avenue, thence West along South Line of Home Avenue 50 feet to the point of the beginning, being a plat of ground 50 feet by 125 feet, containing one city lot, more or less being part of lot 355 in blk 4 123, MILLS ADDITION to the City of Klamath Falls.

(If space insufficient, continue description on reverse side)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.
And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances

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 \$ 9 and that

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 11 day of October, 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.

Robert W. Groth

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, } ss.
County of Klamath
October 11, 19 82

Personally appeared the above named Robert W. Groth

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



Before me:
Notary Public for Oregon
My commission expires 2-12-85

STATE OF OREGON, County of _____, 19____ ss.
Personally appeared _____ 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:

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
Rob Judy Groth
13427
K Falls Or
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath
I certify that the within instrument was received for record on the 11 day of Oct, 19 82, at 2:20 o'clock P.M., and recorded in book/reel/volume No. M82 on page 13522 or as document/fee/tile/instrument/microfilm No. 16256.
Record of Deeds of said county.
Witness my hand and seal of County affixed.
Evelyn Biehn County Clerk
By Joyce McInnis Deputy
FEE \$4.00