

1-1-74

WARRANTY DEED

16369

M82 Page 13728

KNOW ALL MEN BY THESE PRESENTS, That Dora L. Watkins

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Arthur R. Dubs, 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 4, 5, 6, 7, 8, 9 and 10, Block 3 in Arrowhead Village according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 restrictions, easements and Rights of Way of Record

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 \$7,000.00. 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 8th day of September, 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)

Dora L. Watkins

STATE OF OREGON,)
County of Jackson) ss.
Sept. 8, 1982.

STATE OF OREGON, County of) ss.
19

Personally appeared the above named Dora L. Watkins 2290 Corona, Medford, Or. and acknowledged the foregoing instrument to be her voluntary act and deed.

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: [Signature]
(OFFICIAL SEAL) Notary Public for Oregon
My Commission Expires 4/1/83

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

Dora L. Watkins
2290 Corona
Medford, Or. 97501
GRANTOR'S NAME AND ADDRESS
Arthur R. Dubs
1133 So. Riverside
Medford, Or. 97501
GRANTEE'S NAME AND ADDRESS
After recording return to:
Southern Oregon Properties
P. O. Box 21
Medford, Or. 97501
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
Arthur R. Dubs
1133 So. Riverside
Medford, Or. 97501
NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath)
I certify that the within instrument was received for record on the 11 day of Oct, 1982, at 2:55 o'clock P.M., and recorded in book/reel/volume No. M82 on page 13728 or as document/fee/file/instrument/microfilm No. 16369, Record of Deeds of said county.

SPACE RESERVED FOR RECORDER'S USE

Witness my hand and seal of County affixed.
Evelyn Biehn County Clerk
[Signature] Deputy
Fee \$4.00