

1-1-74

16409

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That

DONALD R. WALES

Ms2 Page 13804

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LAWRENCE R. WALES 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 _____ and State of Oregon, described as follows, to-wit:

LOT 16, BLOCK 43 OF KALAMATH FALLS FOREST ESTATES, KALAMATH COUNTY, OREGON.
SUBJECT TO ALL CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS, EXCEPTIONS,
RIGHTS AND/OR RIGHTS OF WAY OF RECORD AFFECTING SAID PROPERTY.

(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 \$ NONE
~~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 29 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)

SOUTH CAROLINA
STATE OF OREGON,
County of OREGON } ss.
September 29, 1982

Personally appeared the above named
DONALD R. WALES

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

STATE OF OREGON, County of _____) ss.
_____, 19____

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 _____

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: SEP 6, 1983

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

DONALD R. WALES
676 PINECREST DR.
SENECA, SOUTH CAROLINA 29678
GRANTOR'S NAME AND ADDRESS

LAWRENCE R. WALES
1310 WASHINGTON ST.
GOLDEN, COLORADO 80401
GRANTEE'S NAME AND ADDRESS

After recording return to:

LAWRENCE R. WALES
1310 WASHINGTON ST.
GOLDEN, COLORADO 80401
NAME, ADDRESS, ZIP

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

LAWRENCE R. WALES
1310 WASHINGTON ST.
GOLDEN COLORADO 80401
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 18 day of Oct, 1982 at 8:54 o'clock AM., and recorded in book/reel/volume No. MB2 on page 3804 or as document/fee/file/instrument/microfilm No. 16409, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
NAME TITLE
Deputy
Fee \$4.00