

MTC 12110-K

WARRANTY DEED

Vol. 1783 Page 2558

KNOW ALL MEN BY THESE PRESENTS, That GERALD WOLFF and MARTHA E. WOLFF, as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by NORMAN J. SEVEY and LILA M. SEVEY, 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:

Lot 13 in Block 4, Tract No. 1065 IRISH BEND, SUBJECT, however, to the following:

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Irish Bend.
2. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, Recorded : May 9, 1973 Book: M-73 Page: 5588
3. An easement created by instrument, including the terms and provisions thereof, Dated : September 20, 1965
Recorded : October 6, 1965
In favor of : Pacific Power & Light Company, a Maine Corporation
(Said document doesn't give exact location)

GERALD & MARTHA E. WOLFF

P.O. BOX 331

CHILOQUIN, OR 97624

GRANTOR'S NAME AND ADDRESS

NORMAN J. & LILA M. SEVEY

5619 Island Dr. 800 Old Midland Rd.
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

U.S. Nat'l Bank Main Branch Same as
740 Main Attn: Lee Daniels Grantee
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

NORMAN J. & LILA M. SEVEY
5619 Island Dr. 800 Old Midland Rd.
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

STATE OF OREGON

County of

SS.

I certify that the within instrument was received for record on the day of 19 at o'clock M, and recorded in book on page or as file/reel number Record of Deeds of said county. Witness my hand and seal of County affixed.

SPACE RESERVED
FOR
RECORDER'S USE

By

Recording Officer

Deputy.

203 FEB 17 PM 2 23

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To Have and to Hold the same unto the said grantees 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, except as noted or record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed

warrant and forever defend the above granted 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 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 30th day of December, 1977; 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 Klamath

1977

Personally appeared the above named
Grand Jurors and Marita

Before me,
I, David B. Kalk, Notary Public for Oregon
My commission expires: 12-31-78

My commission expires: 12-31-78

STATE OF OREGON: COUNTY OF KLAMATH ss

STATE OF OREGON, County of
Personally appeared
19
ss.
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 be-
half 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)

I hereby certify that the within instrument was received and filed for
record on the 17 day of Feb. A.D., 1983 at 2:23 o'clock P.M.,
and duly recorded in Vol. M83, of Deeds, on page 2558

EVELYN BIEHN COUNTY CLERK

by *Angie M. Bueh* Deputy

Fee \$ 8.00