

21827

WARRANTY DEED

Vol. M83 Page 4607

KNOW ALL MEN BY THESE PRESENTS, That DOROTHY HAMAKER, a widow,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FRANK OBENCHAIN, JR. and RUTH OBENCHAIN, 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:

S $\frac{1}{2}$ S $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 11, Township 36 South, Range 14 East of the Willamette Meridian.

SUBJECT TO: Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

(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, except as above stated,

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 \$ 6,500.00

~~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 2nd day of April, 1981; 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.

+ Dorothy Hamaker

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON, )  
County of Klamath ) ss.  
April 6, 1981

Personally appeared the above named  
Dorothy Hamaker, a widow,

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

(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 01/8/92

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

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:

(OFFICIAL  
SEAL)

Notary Public for Oregon  
My commission expires:

Dorothy Hamaker  
615 Lincoln  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Frank and Ruth Obenchain  
Bly, Oregon 97622  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Frank Obenchain  
P.O. Box 6  
Bly, Oregon 97622  
NAME, ADDRESS, ZIP

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

Frank and Ruth Obenchain  
Bly, Oregon 97622  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, ) ss.  
County of Klamath

I certify that the within instru-  
ment was received for record on the  
29th day of March, 1983,  
at 2:17 o'clock P.M., and recorded  
in book/reel/volume No. M83 on  
page 4607 or as document/fee/file/  
instrument/microfilm No. 21827,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn County Clerk  
NAME TITLE

By Deputy

Fee \$4.00