

1-1-74

23059

WARRANTY DEED

K. 3614

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KNOW ALL MEN BY THESE PRESENTS, That

Earl L. Pike and Jean A. Pike

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Mark J. Macfarlane

, 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 18 in Block 13 of Hillside Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, SAVING AND EXCEPTING therefrom the Northwesterly 20 feet thereof.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land; Assessments & Charges of the City of Klamath Falls for monthly water and/or sewer service; Mortgage, including the terms and provisions thereof executed by Earl L. Pike et ux, to the State of Oregon, represented and acting by the Director of Veterans' Affairs, recorded August 20, 1979 in Vol M79 page 19768, Klamath County, Record, WHICH SAID MORTGAGE, Grantee herein agrees to assume and pay.

(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

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 \$ 54,500.00

① 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). ② (The sentence between the symbols ①, 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 April, 1983; 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

4/28

1983

Personally appeared the above named

Earl L. Pike and Jean A. Pike

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

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires: 8.5.83

STATE OF OREGON, County of ) ss.

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:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 2nd day of May, 1983, at 3:18 o'clock P.M., and recorded in book/reel/volume No. M83 on page 6767 or as document fee file/instrument/microfilm No. 23059. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Deputy

Fee \$4.00