

1-1-74

23074

## WARRANTY DEED

Vol. 483 Page 6794



KNOW ALL MEN BY THESE PRESENTS, That DONALD GENE LINGREN and PAULINE ANN LINGREN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CHARLES D. WHITTEMORE and BONNIE J. WHITTEMORE, 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:

Lots 19 and 20. Block 4, Lenox in the County of Klamath, State of Oregon.

## SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Regulations, including levies, liens, assessments, rights of way and easements of the West Side Sanitary District

(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 reservations, restrictions, rights of way, easements of record and those apparent on the land

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 \$ 24,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 21 day of May, 19 80, 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)

DONALD GENE LINGREN

Pauline Anne Lingren

STATE OF OREGON,

County of Klamath } ss.  
May 21, 19 80.

Personally appeared the above named Donald Gene Lingren and Pauline Ann Lingren

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 2/14/81

STATE OF OREGON, County of } ss.  
19 80.

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 } ss.

I certify that the within instrument was received for record on the 3 day of May, 19 83, at 8:48 o'clock A.M., and recorded in book M83 on page 6794 or as file/reel number 23074. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer

fee 4.00

By \_\_\_\_\_ Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Charles D. Whittemore Jr.  
2012 Main Apt. C  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

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

Charles D. Whittemore Jr.  
2012 Main Apt. C  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

400  
ca