

K 36233

24605

WARRANTY DEED

Vol. MP3 9349

KNOW ALL MEN BY THESE PRESENTS, That

Lawrence L. Weinberg and Ruby M. Weinberg  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Marlene Jo Garrett

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:  
A tract of Land 75 feet in width on the North line of Lot 8, Blk 92 of Buena Vista Addition to the City of Klamath Falls, Oregon, described as follows: BEGINNING at the most southerly corner of Lot 8 in said Block & Addition; thence Easterly along the Southerly line of said Lot, 40 feet; thence Northerly in a straight line to a point on the Northerly line of said Lot, 75 feet Westerly along the Northerly line of said Lot from the most Westerly corner thereof; thence Southwesterly along the Northerly line of said Lot a distance of 75 feet to the most Northwesterly corner thereof; thence, Southeasterly along the Westerly line of said Lot to the place of beginning; Subject to reservations, restrictions, rights of way of record and those apparent upon the land; And Assessments and charges of the City of Klamath Falls for monthly water and/or sewer service.

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

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 \$ 13,500.00  
@However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 23.030.)  
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 15 day of June, 19 83  
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)

Lawrence L. Weinberg  
Lawrence L. Weinberg

Ruby M. Weinberg  
Ruby M. Weinberg

STATE OF OREGON,  
County of Klamath } ss.  
June 15, 19 83

STATE OF OREGON, County of } ss.  
June 15, 19 83

Personally appeared the above named  
Lawrence L. Weinberg and  
Ruby M. Weinberg  
and acknowledged the foregoing instrument to be their voluntary act and deed.

Personally appeared \_\_\_\_\_ and  
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: 8-5-83

Before me:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Grantees  
6421 Bryant  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
same as above  
NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of June, 1983, at 3:15 o'clock P.M., and recorded in book reel volume No. M 83 on page 9349 or as document fee/file instrument/microfilm No. 24605. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
By \_\_\_\_\_ Deputy  
4.00 fee