

26788

WARRANTY DEED

Vol. 183 Page 13227

KNOW ALL MEN BY THESE PRESENTS, That

ESTEAL RAY FELSINGER and MARY COLLEEN FELSINGER,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
WILLIAM PECKHAM & ROBERTA D. PECKHAM

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 100 of FIRST ADDITION TO CASITAS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

SUBJECT TO: Restrictions, reservations, easements, rights of way of record and those apparent on the land.

(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

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 \$22,000.00

~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$22,000.00. The whole consideration paid for this transfer, stated in terms of dollars, is \$22,000.00. (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 9th day of August, 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)

Esteal Ray Felsinger  
Mary Colleen Felsinger

STATE OF OREGON,

County of Klamath } ss.  
Aug 9, 1983

Personally appeared the above named  
Esteal Ray Felsinger and  
Mary Colleen Felsinger

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

Before me:  
(OFFICIAL SEAL) Susan K. Daniel

Notary Public for Oregon

My commission expires: 9-22-86

STATE OF OREGON, County of ) ss.  
19

Personally appeared 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:

Estee Ray and Mary Colleen Felsinger

3110 Bristol  
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Roberta D. Peckham

GRANTEE'S NAME AND ADDRESS

After recording return to:

KFFSH  
2323 Dahlia  
KFO

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 10th day of August, 1983, at 10:37 o'clock A.M., and recorded in book M83 on page 13227 or as file/reel number 26788, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk  
Recording Officer  
By Sue Lewis Deputy