

30111

WARRANTY DEED - SURVIVORSHIP

Vol. M83 Page 18862

KNOW ALL MEN BY THESE PRESENTS, That

RICHARD F. DOONAN

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

JAMES C. HAWN and RUTH M. HAWN, his wife as Tenants by its Entirety

hereinafter called the grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

Lot 74, Block 79, Klamath Falls Forest
Estates Highway 66 Unit, Plat No. 4, as
recorded in Klamath County, Oregon

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property (including any Declaration of Restrictions recorded with this subdivision recorded in the Office of the Klamath County Oregon Recorder, all of which are incorporated herein by reference to said Declaration with the same effect as though fully set forth herein).

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are 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, which is stated in terms of dollars, is \$2,895.00 cash.

In Witness Whereof, the grantor has executed this instrument this 13th day of October, 1983.

Richard F. Doonan
RICHARD F. DOONAN

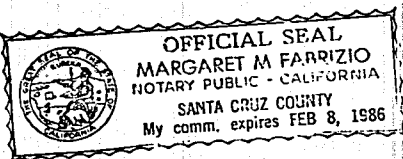
STATE OF CALIFORNIA)

COUNTY OF) ss.

On October 18, 1983 before me, the undersigned, a Notary Public in and for said _____
County and State, personally appeared Richard F. Doonan

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.



James C. & Ruth Hawn
3736 Bonita Canyon Road
Bonita, CA 92002
GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS ABOVE

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 2nd day of November, 1983, at 9:35 o'clock A.M., and recorded in book M83 on page 18862 or as file/reel number 30111.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *J. Ann Smith* Deputy

Fee: \$4.00