

34697

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

JEROME N. DAVIS and BARBARA J. DAVIS,

husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BRADFORD DEAN MASON
 and SUSAN MASON, husband and wife
 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 ap-
 pertaining, situated in the County of Klamath
 and State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION AS IT APPEARS ON THE REVERSE OF THIS DEED



MOUNTAIN TITLE COMPANY INC.

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 shown
 on the reverse of this deed, and those of record, if any, as of the date of this deed,

and that
 the true and actual consideration paid for this transfer, stated in terms of dollars, is \$43,900.00.
 However, the actual consideration consists of or includes other property or value given or promised which is
 part of the consideration (indicate which) 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 20th day of March, 1984,
 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)

Jerome N. Davis

Barbara J. Davis

STATE OF OREGON, County of

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

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 be-
 half 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:

Notary Public for Oregon
 My commission expires:

(OFFICIAL
 SEAL)

STATE OF OREGON,

County of Klamath

2-20

1984

Personally appeared the above named
 Jerome N. Davis & Barbara J.

and acknowledged the foregoing instru-
 ment to be their
 voluntary act and deed.

(OFFICIAL
 SEAL)

Notary Public for Oregon

My commission expires: 7/13/85

JEROME N. DAVIS & BARBARA J. DAVIS

GRANTOR'S NAME AND ADDRESS

BRADFORD DEAN MASON & SUSAN MASON
 225 Grant Street
 Klamath Falls, Oregon 97601

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instru-
 ment was received for record on the
 day of 1984,
 at o'clock M., and recorded
 in book on page or as
 file/reel number

Record of Deeds of said county.
 Witness my hand and seal of
 County affixed.

By

Recording Officer

Deputy

DESCRIPTION

The northeastern 13 feet of Lot 8 and the southwestern 27 feet of Lot 9 in Block 27 as shown on the map entitled "First Addition to the City of Klamath Falls" Oregon, more particularly described as follows:

Beginning at a point on the Northern line of Grant Street said point being the southern corner of said Lot 8 running thence $N38^{\circ}45'E$ along said northern line of Grant Street 40 feet to the true point of beginning of the description; thence continuing along said northern line of Grant Street $N38^{\circ}45'E$ 40 feet; thence leaving said northern line of Grant and at right angles thereto $N51^{\circ}15'W$ 110 feet to a point on the southern line of a 20 foot dedicated alley as shown on said map; thence along said southern line $S38^{\circ}45'W$ 40 feet to a point; thence leaving said line and at right angles thereto $S51^{\circ}15'E$ 110 feet to said true point of beginning of the description.

SUBJECT TO:

1. Sewer and water use charges, if any, due to the City of Klamath Falls.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,)

County of Klamath)

Filed for record at request of

on this 21st day of March A.D. 19 84
 at 11:26 o'clock A M, and duly
 recorded in Vol. M84 of Deeds
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EVELYN BIEHN, County Clerk

By Tom Smith, Deputy

Fee 8.00