

1-174

34849

WARRANTY DEED—SURVIVORSHIP

Vol. 184 Page 4855

KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover,
7740 Cannon St., Klamath Falls, Oregon 97601

for the consideration hereinafter stated to the grantor paid by Manuel J. Gomes, hereinafter called the grantor,
Gustine, Calif. 93522

hereinafter called 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:

E½ S½ N½ SW¼ SW¼ Section 19, TWP25S, R8E, W.M. Five acres M or L.

Subject to a sixty foot (60 ft.) wide easement on East boundary, and a
Twenty foot (20 ft.) wide easement on South boundary for power utility use
and mutual roadway and all other roadway purposes. Subject to reservations
and restrictions of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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, stated in terms of dollars, is \$3,950.00

~~XXXXXX THE ABOVE CONSIDERATION CONSISTS OF XXXXXXXX WHICH PROPERTY GRANTOR HAS PROMISED TO GRANT TO THE GRANTEES HEREIN NAMED XXXXXXXX~~

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 19th day of February, 1975;
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.

John M. Schoonover

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, }
County of Klamath } ss.
February 19, 1975

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19_____,
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 _____

Personally appeared the above named
John M. Schoonover

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

Before me:

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires Jan. 28, 1978

Notary Public for Oregon

My commission expires:

(OFFICIAL
SEAL)

John M. Schoonover
7740 Cannon Street,
Klamath Falls, Ore. 97601

GRANTOR'S NAME AND ADDRESS

Manuel J. Gomes
3583 / S. Schmidt Rd.,
Gustine, Calif. 93522

GRANTEE'S NAME AND ADDRESS

After recording return to:

Manuel Gomes
828 Birch Ave
Los Banos, Calif. 93635

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

Manuel Gomes
828 Birch Ave.,
Los Banos, Calif. 93635

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the
27th day of March, 1975,
at 11:54 o'clock A.M., and recorded
in book M84 on page 4855, or as
file/reel number 34849

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

Evelyn Biehn, County Clerk

Recording Officer

By Pam Smith Deputy

Fee: \$4.00

84 MAR 27 AM 11 54

ck
4.00