

1-1-74

41251

WARRANTY DEED

Vol. M84 Page 16012

KNOW ALL MEN BY THESE PRESENTS, That

PACIFIC WEST MORTGAGE CO., an Oregon corporation

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

SAMUEL N. MATTERN

hereinafter called 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:

Lots 15 and 16, Block 9, TOWN OF MIDLAND, in the County of Klamath, State of Oregon.

(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 \$ 15,500.00. 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 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 28th day of August, 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)

PACIFIC WEST MORTGAGE CO.

By: President

STATE OF OREGON,

County of _____

) ss.

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: _____

STATE OF OREGON, County of Marion Klamath) ss.
August 28, 1984.

Personally appeared H. Clayton Livengood

who, being duly sworn, did say that he is the president of Pacific West Mortgage Co. 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:

Evelyn P. Addington
Notary Public for Oregon

(OFFICIAL SEAL)

My commission expires: 3-22-85

PACIFIC WEST MORTGAGE CO.

P. O. Box 13909

Salem, OR 97309

GRANTOR'S NAME AND ADDRESS

SAMUEL N. MATTERN

P. O. Box 374

Keno, OR 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAMUEL N. MATTERN

P. O. Box 374

Keno, OR 97627

NAME, ADDRESS, ZIP

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

SAMUEL N. MATTERN

P. O. Box 374

Keno, OR 97627

NAME, ADDRESS, ZIP

#4575

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 17 day of September, 1984, at 10:58 o'clock A.M., and recorded in book/reel/volume No. M84 on page 16012 or as document/fee/file/instrument/microfilm No. 41251, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

Fee: \$4.00

By J. Amundt Deputy

SPACE RESERVED
FOR
RECORDER'S USE