

45648

WARRANTY DEED - SURVIVORSHIP

Vol. M85 Page 1938

KNOW ALL MEN BY THESE PRESENTS, That

ZONA GAYLE WALKER

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

ROBERT E. DOWNEY and DIANA DOWNEY, husband & 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 45, Block 93, Klamath Falls Forest Estates Highway 66 Unit, Plat No. 4 as recorded in Klamath County, Oregon

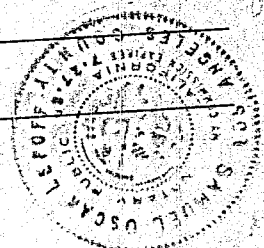
and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property (including any Declaration of Restrictions recorded with this subdivision recorded in the Office of the Klamath County Oregon Recorder, all of which are incorporated 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 \$1,495.00 cash.

In Witness Whereof, the grantor has executed this instrument this 26th day of December, 1984.

Zona Gayle Walker
ZONA GAYLE WALKER

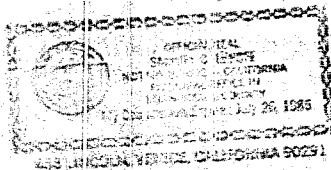
STATE OF CALIFORNIA

COUNTY OF Los Angeles

On JAN 3, 1984 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Zona Gayle Walker

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 she executed the same.

WITNESS my hand and official seal.

Samuel O. Lepoff
Notary PublicRobert E. & Diana Downey
629 Midway Blvd.
Novato, CA 94947

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

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 6th day of February, 1985, at 9:53 o'clock A.M., and recorded in book M85 on page 1938 or as file/reel number 45648.

Record of Deeds of said county.
Witness my hand and seal of County affixed.Evelyn Biehn, County Clerk
Recording Officer
By P. Smith Deputy

Fee: \$5.00

SPACE RESERVED
FOR
RECORDER'S USEOK
5.00