

WARRANTY DEED—SURVIVORSHIP

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7831

49183

KNOW ALL MEN BY THESE PRESENTS, That LYMAN D. HENSLEY

, hereinafter called the grantor,

for the consideration hereinafter stated to the grantor paid by E. KATHRYN LEWIS STARR, CLYDE E. STARR

and ESSIE L. HENSLEY 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:

Lot 4 in Block 2 of Tract No. 1088, FERNDALE.

SUBJECT TO: Covenants, conditions, restrictions, reservations, rights of way and easements now of record; Utility easements and set back provisions as delineated on the recorded plat.

(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, except as above stated,

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 \$ -0- Change vesting of title. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.) part of the

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 8th day of May, 1985; 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.

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.

NEVADA  
STATE OF ~~OREGON~~ ) ss.  
County of Washoe  
May 20, 1985

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

Personally appeared \_\_\_\_\_, 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 \_\_\_\_\_, a corporation,

Personally appeared the above named \_\_\_\_\_

Lyman D. Hensley

SUSAN WALKER

Notary Public - State of Nevada  
and acknowledged the foregoing instrument to be a voluntary act and deed.  
MY APPOINTMENT EXPIRES MAY 9, 1988

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires 5/9/88

Notary Public for Oregon  
My commission expires \_\_\_\_\_

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Lyman D. Hensley

170 Poppy Lane  
Reno, Nevada

GRANTOR'S NAME AND ADDRESS

E. Kathryn Lewis Starr, Clyde E. Starr and Essie L. Hensley

5480 Bartlett  
Klamath Falls, Or. 97603

GRANTER'S NAME AND ADDRESS

After recording return to:

Clyde E. and E. Kathryn Starr

5480 Bartlett  
Klamath Falls, Or. 97603

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 ) ss.

I certify that the within instrument was received for record on the 28th day of May, 1985, at 2:50 o'clock P.M., and recorded in book/reel/volume No. M85 on page 7831 or as fee/file/instrument/microfilm/reception No. 49183, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] Deputy

Fee: \$5.00

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