

M85 5120

1-1-74

50640

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That ELDON RODGERS and GRACE KATT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DON D. SUTPHIN and GLORIA J. SUTPHIN, 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 appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 22, in Block 4, TRACT 1065 - IRISH BEND, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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

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 \$12,000.00. 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 19th day of April, 1978; 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)



OFFICIAL SEAL
SANDRA ROSS
NOTARY PUBLIC - CALIFORNIA
DEL NORTE COUNTY
My Commission Expires May 27, 1979

STATE OF OREGON, CALIFORNIA } ss.
County of DEL NORTE
April 19, 1978

Personally appeared the above named
GRACE KATT

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

Before me: Sandra Ross
Notary Public for Oregon - California
My commission expires:

(OFFICIAL SEAL)

Grace Katt
Eldon C Rodgers

STATE OF OREGON, } ss.
County of Klamath
April 7, 1978

Personally appeared the above named
Eldon Rodgers

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

Before me: [Signature]
Notary Public for Oregon
My commission expires 8-23-81

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Don D. & Gloria J. Sutphin
1809 Chinchilla Way
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

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

Don D. & Gloria J. Sutphin
1809 Chinchilla Way
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$5.00

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 3rd day of July, 1985, at 1:40 o'clock P. M., and recorded in book M85 on page 10304 or as file/reel number 50640. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] Recording Officer
Deputy