

1-1-74 **52098**

WARRANTY DEED

Vol. M85 Page 12840

**KNOW ALL MEN BY THESE PRESENTS, That** Ernest R. Hunt

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Lavina Lalo Smith, 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:

All his right, title and interest in the following property:

SW 1/4 of Section 34, Township 34, South, Range 8 East of the Willamette Meridian, and

Lots 3, 4 and 5, Block 12, West Chiloquin, according to the official plat thereof on file in the office of the County Clerk, 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 **SUBJECT TO Contracts and/or liens for irrigation and/or drainage, and reservations, easements, restrictions and rights of way of record and those apparent on the land.**

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 \$ 400.00

~~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 <sup>Ⓢ</sup>, if not applicable, should be deleted. See GRS 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 8 day of August, 19 85; 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.

*Ernest R. Hunt*

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Multnomah

STATE OF OREGON, County of Multnomah

, 19 85

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

Personally appeared the above named Ernest R. Hunt

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

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Ernest R. Hunt

GRANTOR'S NAME AND ADDRESS

Lavina Lalo Smith  
P. O. Box 78  
Chiloquin OR 97624

GRANTEE'S NAME AND ADDRESS

Lavina Lalo Smith  
P. O. Box 78  
Chiloquin OR 97624

NAME, ADDRESS, ZIP

When a change is requested all tax statements shall be sent to the following address:

Lavina Lalo Smith  
P. O. Box 78  
Chiloquin OR 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 15th day of August, 19 85, at 11:41 o'clock A.M., and recorded in book M85 on page 12840 or as file/reel number 52098.

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

Evelyn Biehn, County Clerk  
Recording Officer  
By Pam Smith Deputy

Fee: \$5.00