

57898

WARRANTY DEED

Vol. 1786 Page 2085

KNOW ALL MEN BY THESE PRESENTS, That Wendall T. Beyer

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Gerald T. Weldon and Lynn A. Weldon, 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:

Lot 23, Skyline View, 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 except those of record and those apparent on the land

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 \$62,000.00. However, the actual consideration consists of the whole part of the foregoing (if applicable) (The sentence between the symbols (1), 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 28 day of January, 1986; 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.

Wendall T. Beyer
Wendall T. Beyer

STATE OF OREGON,

County of Washington ss.
January 28, 1986..

Personally appeared the above named
Wendall T. Beyer

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

STATE OF OREGON, County of

Personally appeared

and 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

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.

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

Gerald and Lynn Weldon

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath Federal Savings and Loan
2943 South Sixth Street
Klamath Falls, Oregon 97603

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

Same as listed above.

NAME, ADDRESS, ZIP

97603

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 4th day of February, 1986, at 11:17 o'clock A.M., and recorded in book/reel/volume No. M86 on page 2085 or as fee/file/instrument/microfilm/reception No. 57898, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Bernetha L. L. Deputy

Fee \$5.00