

1-1-74

58552

WARRANTY DEED

ASTEVENS-NEES LAW PUBLISHING CO., PORTLAND, OR. 97204

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KNOW ALL MEN BY THESE PRESENTS, That Robert S. Christ, Clerk of the
U. S. District Court

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
Blaine C. Ducat

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 1, Block 17 North Klamath Falls Addition to the City
of Klamath Falls, 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 \$ -0-.
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 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 12 day of February, 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.

(If executed by a corporation,
affix corporate seal)

Robert S. Christ
M.

STATE OF OREGON,

County of Multnomah ss.February 12, 1986

Personally appeared the above named

Robert S. Christ

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

(OFFICIAL SEAL)

Donna D. Aushie

Notary Public for Oregon

My commission expires: 3/5/89

Robert S. Christ, Clerk of the
U.S. District Court
Eugene, OR 97401

GRANTOR'S NAME AND ADDRESS

Blaine C. Ducat126 LowellKlamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Blaine C. Ducat126 LowellKlamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Blaine C. Ducat126 LowellKlamath Falls, OR 97601

NAME, ADDRESS, ZIP

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 _____

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: 2/12/86Donna D. Aushie

Notary Public for Oregon

My commission expires: 3/5/89

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 25th day of February, 1986, at 8:52 o'clock A.M., and recorded in book/reel/volume No. N86 on page 3194 or as document/fee/file/instrument/microfilm No. 58552, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Ann Smith Deputy

Fee: \$5.00

SPACE RESERVED
FOR
RECORDER'S USE

86 FEB 25 AM 8 52