

63399

MTC 16553

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. 11832 Page 11832

KNOW ALL MEN BY THESE PRESENTS, That Donna Rae Kelly and James C. Kelly hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Truman T. Johnson and Floy M. Johnson, 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 10, Block 42, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 with no exceptions

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. and that The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 22,000.00

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 30 day of JUNE, 1986.

(If executed by a corporation, affix corporate seal)

Hawaii  
STATE OF OREGON  
County of HONOLULU } ss.  
30 June, 1986

Personally appeared the above named Donna Rae Kelly, James C. Kelly (by Donna Rae Kelly, Attorney in Fact) and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon  
My commission expires: 30 Dec 89

STATE OF OREGON, County of Klamath } ss.  
Personally appeared \_\_\_\_\_, 19\_\_\_\_, 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, 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)

GRANTOR'S NAME AND ADDRESS  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Truman T. & Floy M. Johnson  
329 Hillside Ave.  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Truman T. & Floy M. Johnson  
329 Hillside Ave.  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of Klamath } ss.  
I certify that the within instrument was received for record on the 7th day of July, 1986 at 10:02 o'clock A.M., and recorded in book/reel/volume No. M 86 on page 11832 or as document/fee/file/instrument/microfilm No. 63399 Record of Deeds of said county.  
Witness my hand and seal of County affixed.  
Evelyn Biehn, County Clerk  
NAME TITLE  
By Pam Smith Deputy  
Fee: \$10.00

SPACE RESERVED FOR RECORDER'S USE