

65808

WARRANTY DEED

wife  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Philip Studenberg and Patricia Seiler, 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:

The northerly 70 feet of Lot 4 in Block 3 of ORIGINAL TOWN (formerly Linkville) of Klamath Falls, Oregon according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon also known as 234 Ewauna in 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

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 \$10,000.00.  
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 12 day of February, 1980; 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)

Joe D. Bispham  
Carol J. Bispham

STATE OF OREGON,

County of Klamath } ss.  
February 19, 1980

Personally appeared the above named Joe Bispham and Carol Bispham and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me: Jan Paulus

Notary Public for Oregon

My commission expires: 6-6-83

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

Philip Studenberg & Patricia Seiler  
234 Ewauna  
Klamath Falls, Ore. 97601

GRANTEE'S NAME AND ADDRESS

Philip Studenberg & Patricia Seiler  
234 Ewauna  
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

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

Philip Studenberg & Pat Seiler  
234 Ewauna  
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 10th day of September, 1986 at 3:34 o'clock P.M., and recorded in book/reel/volume No. M86 on page 16367 or as document/fee/file/instrument/microfilm No. 65808, 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: \$10.00