

66442

WARRANTY DEED

Vol. 1480 Page 17536

KNOW ALL MEN BY THESE PRESENTS, That THE BENJ. FRANKLIN FEDERAL SAVINGS AND LOAN ASSOCIATION

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID D. SCOVILL and JUDITH M. SCOVILL, husband and wife, 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:

The Northerly 66 feet of Lot 17, Block 42, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of 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

SEE ATTACHED EXHIBIT "A"

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 \$18,000.00. 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 ©, 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 24 day of September, 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.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

William R. Thornton
Larry L. Snell VICE PRES.

STATE OF OREGON,)
County of _____) ss.
_____, 19____

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Multnomah) ss.
September 24th, 1986

Personally appeared William R. Thornton and Larry L. Snell, who, being duly sworn, each for himself and not one for the other, did say that the former is the Assistant vice president and that the latter is the Vice-President of The Benj. Franklin Federal Svgs. & Loan Assn., 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.

Before me:

Debbie G. Petersen
Notary Public for Oregon

My commission expires: 01-14-90

(OFFICIAL SEAL)

DEBBIE G. PETERSEN

NOTARY PUBLIC (Notary Public for Oregon, with corporate seal)

My Commission Expires:

The Benj. Franklin Federal Savings & Loan

GRANTOR'S NAME AND ADDRESS

David D. & Judith M. Scovill

GRANTEE'S NAME AND ADDRESS

After recording return to:

David D. & Judith M. Scovill

2035 Wantland
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

David D. & Judith M. Scovill

2035 Wantland
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

86 SEP 26 PM 3 31

EXHIBIT "A"

17537

SUBJECT TO:

1. Conditions and restrictions as shown on the recorded plat.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of September A.D., 19 86 at 3:31 o'clock P M., and duly recorded in Vol. 1186 day
Deeds on Page 17536

FEE \$14.00

Evelyn Biehn, County Clerk
By *Sam Smith*