

71369

WARRANTY DEED

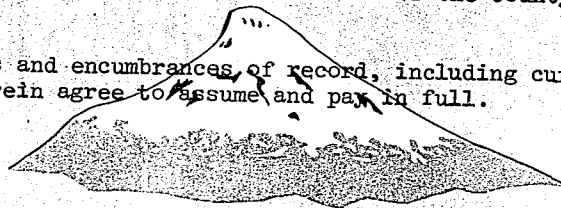
MTC-17828-Vol. 1181 Page 2330

KNOW ALL MEN BY THESE PRESENTS, That MARY E. WOODARD AND JAMES H. PATTON, each

as to an undivided $\frac{1}{2}$ interest
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 KENNETH O. WESTFALL and KATHY J. WESTFALL, husband & 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 6, 7, 8, Block 3, CHILOQUIN DRIVE ADDITION to the City of Chiloquin, according
 to the official plat thereof on file in the office of the County Clerk of Klamath
 County, Oregon.

SUBJECT TO: All liens and encumbrances of record, including current and delinquent
 taxes which buyers herein agree to assume and pay in full.



MOUNTAIN TITLE COMPANY

"This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations.
 Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county
 planning department to verify approved uses."

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 apparent upon the land, if any, as of the date of this deed.

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 \$13,084.00

However, the actual consideration consists of or includes other property or value given or promised which is
 part of the consideration (indicate which). (The foregoing property was sold to the grantee by the grantor for the sum of \$13,084.00)

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 11th day of FEBRUARY, 1987;
 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)

STATE OF OREGON, } ss.
 County of Klamath
 2/11, 1987

STATE OF OREGON, County of Klamath, 1987.) ss.

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 be-
 half 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:

(OFFICIAL
 SEAL)

Notary Public for Oregon
 My commission expires:

Personally appeared the above named
 MARY E. WOODARD & JAMES
 H. PATTON

and acknowledged the foregoing instru-
 ment to be THEIR voluntary act and deed.

Before me:
 (OFFICIAL SEAL)
 Notary Public for Oregon
 My commission expires: 8/16/88

MARY E. WOODARD & JAMES H. PATTON

GRANTOR'S NAME AND ADDRESS

KENNETH O. & KATHY J. WESTFALL

P. O. Box 759

CHILOQUIN, OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
 ment was received for record on the
 12th day of February, 1987,
 at 1:16 o'clock P.M., and recorded
 in book M87 on page 2330 or as
 file/reel number 71369,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk

Recording Officer
 By [Signature] Deputy

Fee: \$10.00