

73434

WARRANTY DEED

Page 6240

KNOW ALL MEN BY THESE PRESENTS, That HARROLD M. MALLORY and CHRISTINE W. MALLORY, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TOMLOR SOUND AND ALARM CO., a partnership consisting of Thomas F. Heaton and Michael J. Heaton, 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:

Lot 6 in Block 1 of PINE GROVE RANCHETTES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: (1) easements and rights of way of record or apparent on the land; (2) 1974-75 and subsequent taxes; (3) all contracts, statutes, regulations, water rights, proceedings, taxes and assessments relating to irrigation, drainage or reclamation which may affect said land; and (4) rules, regulations and tariffs of Mallory Enterprises Public Utility and (5) conditions and restrictions shown on the recorded plat and recorded Declaration of Conditions and Restrictions of Pine Grove Ranchettes.

(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 \$ 5,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See OES 53.030.)

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 30th day of August, 1974, 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,

County of Klamath } ss.
August 30, 1974

STATE OF OREGON, County of Klamath } ss.
August 30, 1974

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:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Personally appeared the above named Harrold M. Mallory and Christine W. Mallory, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
Wilbur O. Brickner
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 10-29-75

Harrold M. & Christine Mallory
3447 Highway 39
Klamath Falls, Ore. 97601

GRANTOR'S NAME AND ADDRESS

Tomlor Sound & Alarm Company
P. O. Box 681
Newbury Park, Calif. 91320

GRANTEE'S NAME AND ADDRESS

After recording return to:

Wilbur O. Brickner
P. O. Box 446
Merrill, Oregon 97633

NAME, ADDRESS, ZIP

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

Tomlor Sound & Alarm Company
P. O. Box 681
Newbury Park, Calif. 91320

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of April, 1987, at 9:21 o'clock A.M., and recorded in book M87 on page 6240 or as file/reel number 73434. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Sam Smith Deputy

Fee: \$10.00

SPACE RESERVED
FOR
RECORDER'S USE