

75891

WARRANTY, DEED

Vol. M87

Page

10602



KNOW ALL MEN BY THESE PRESENTS, That Stephen H. Kirk

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Grace H. Franklin, 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:

Lots 4, 5, 12 and 13, Block 3, BEATTY, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Reservations as set forth in Deed from the United States of America to Claire McNair, recorded January 18, 1960 in Book 318 at page 331, Deed Records of Klamath County, 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 except as noted of record as of the date of this deed and those 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 \$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 12th day of March, 1979; 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)

Stephen H. Kirk
Stephen H. Kirk

STATE OF OREGON,)
County of Klamath) ss.
March 12, 1979

Personally appeared the above named
Stephen H. Kirk

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

Before me, *Barlene Addington*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 3-22-81

STATE OF OREGON, County of) ss.
March 12, 1979

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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. E. Fletcher
Box 232
Beatty, OR 97621
NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of Klamath)

I certify that the within instrument was received for record on the 19th day of June, 1987, at 8:35 o'clock AM., and recorded in book M87 on page 10602 or as file/reel number 75891, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *P. Ann Smith*, Deputy

Fee: \$10.00