## 76780

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

JERALDINE L. STEWART AND TERRY L. LUNDT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WAYNE C. STEWART AND CYNTHIA A. STEWART, 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:

Lot 3 Block 14, North Klamath Falls to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk in 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

Subject to easements and rights of way of record and apparent on the

grantor will warrant and forever delend 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 \$ Gift Hewever, the actual-consideration consists of or includes other property or value given or promised which is

the whole puriof 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 

if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by

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.

eleli ローブ Stewart TERRY (L) LUNDT BY JERALDINE L. STEWART

HER ATTORIEY III FACT

STATE OF OREGON. County, of Klamath

Personally appeared the above named

JERALDINE L. STEWART

and acknowledged the foregoing instru-HER ment to be

GRANTOR S NAME AND ADDRESS

GRANTEE & NAME AND ADDRESS

NAME, ADDRESS, 219

NAME, ADDRESS, 710

Wayne C. & Cynthia A. Stewart

1807 S. Elizabeth Street

Milbourme, Florida 32901

Between Willie Dikert (OFFICIAL Notary Public for Ocean My commission expires: 4/3/1/19

STATE OF OREGON, County of KLAMATH

On this the 10 ld day of July personally appeared <u>JERALDINE L. STEWART</u> who, being duly sworn (or affirmed), did say that she is the attorney in fact for TERRY L. LUNDT and that she executed the foregoing instrument by authority of and in

behalf of said principal, and s he acknowledged said instrument to be the act and deed of said principal. Before me Agrille Dulint

TRUDIE CURANT NOTARY PUDLIC - CHEGON My Commission Figures

STATE OF OREGON,

County of Klamath

My commission expires 9/30/97

I certify that the within instrument was received for record on the 10th/ay of July , 19.87. at 4:29 o'clock P. M., and recorded in book/reel/volume No.....M8.7...... on page 12229 or as fee/file/instrument/microfilm/reception No....7.67.8.0 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Same wellow

Evelyn Biehn, County Clerk By PAn Smith Deputy

Fee: \$10.00

FOR

RECORDER'S USE