

1-1-74

86553

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That VERN C. DAVIS

Vol. M88 Page 6281

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOSEPH A. and EVELYN F. DAVID, 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:

A portion of Tract 24, HOMEDALE, in the County of Klamath, State of Oregon, described as follows:

Beginning at a stake on the Southerly line of Homedale Tract #24, at a point South 66° 33' East 102.5 feet from the Southwest corner of said Tract 24; thence North 26° 30' East 275.9 feet to the Northwest corner of said Tract 24; thence South 70° 37' East 72.1 feet to a stake on the Southerly line of Tract 24; thence South 23° 56' West 280.3 feet to the Southerly line of said Tract 24; thence North 66° 33' West 84.3 feet to the point of beginning.

(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 regulations, reservations, levies, liens, restrictions, assessments, rights of way and easements of record and those apparent on the land, 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 \$20,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The 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 7th day of Oct, 1988; 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)

Vern C. Davis

STATE OF OREGON,
County of Klamath } ss.
Oct. 7, 1988

Personally appeared the above named
Vern C. Davis

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 9/1/84

Vern C. Davis

GRANTOR'S NAME AND ADDRESS

Joseph A. David
5429 Harlan Drive
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

Joe & Evelyn David
5429 Harlan Dr.
K-Falls OR 97603

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

NAME, ADDRESS, ZIP

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

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON, _____) ss.

County of Klamath

I certify that the within instrument was received for record on the 21st day of April, 1988 at 11:41 o'clock A.M., and recorded in book/reel/volume No. M88 on page 6281 or as document/fee/file/instrument/microfilm No. 86553, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Fee \$10.00

By Bernetha A. Helock Deputy