

92974

WARRANTY DEED—SURVIVORSHIP

WESS LAW PUBLISHING CO., PORTLAND, OR 97204

KNOW ALL MEN BY THESE PRESENTS, That Robert C. Chapman and Mary A. Chapman, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by W. J. Ramsey and Barbara M. Ramsey, hereinafter called the grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

The NW 1/4 SW 1/4 of Section 36, Township 35, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

- Subject, however, to the following:
1. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
 2. Subject to the reservations and restrictions, including the terms and provisions thereof, as set forth in that certain instrument recorded July 15, 1957 in Book 293 at page 105, Deed Records.

(see reverse side for continuation of this description)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are 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;

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 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 14 day of October, 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.
Oct. 14, 1974

Robert C. Chapman and Mary A. Chapman
Robert C. Chapman and Mary A. Chapman
D. N. Bloomgren
Charlene Bloomgren
STATE OF OREGON, County of Klamath } ss.
Personally appeared _____, 19____

Personally appeared the above named _____ and acknowledged the foregoing instrument to be their voluntary act and deed.

Personally appeared _____, 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 _____

Notary Public for Oregon
My commission expires 10/16/76
My Commission Expires Oct 16, 1976

Notary Public for Oregon
My commission expires: _____
(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Brandsness & Brandsness
411 Pine St.
Klamath Falls, Or. 97601

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

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of Oct., 1988, at 4:16 o'clock P.M., and recorded in book M88 on page 17830 or as file/reel number 92974.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By _____ Deputy

Fee \$8.00