

1-1-74

93580

## WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That EDWIN C. THOMAS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CHARLES L. CHURCH and LYNNE M. CHURCH, 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:

Lots 134 and 135 of THIRD ADDITION TO SPORTSMAN PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Easements, restrictions and rights-of-way of record and those apparent on the land.

(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

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 \$15,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) if not applicable should be deleted. See ORS 23.039.

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 16th day of NOVEMBER, 1978; 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)

Edwin C. Thomas  
EDWIN C. THOMAS

STATE OF ~~OREGON~~ ILLINOIS }  
County of Cook } ss.  
Nov. 16, 1978

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 \_\_\_\_\_

\_\_\_\_\_, a corporation, 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 EDWIN C. THOMAS and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary Public for ~~Oregon~~ Illinois  
My commission expires: 6/29/81

Edwin C. Thomas  
120 South LaSalle Street  
Chicago, Illinois 60603

GRANTOR'S NAME AND ADDRESS

Charles L. and Lynne M. Church  
231 South Rodgers  
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Charles L. and Lynne M. Church  
231 South Rodgers  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Charles L. and Lynne M. Church  
231 South Rodgers  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, }  
County of Klamath } ss.

I certify that the within instrument was received for record on the 7th day of Nov., 1978, at 11:46 o'clock AM., and recorded in book M88 on page 18844 or as file/reel number 93580, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline Mullen, Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

Fee \$8.00

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