

94711 MFC 1396-1572

WARRANTY DEED Vol. m88 Page 20878
KNOW ALL MEN BY THESE PRESENTS, That David W. Seutter and Marjorie J. Seutter,
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by REFER TO VESTING
AS SET FORTH BELOW***
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:

***David W. Seutter and Marjorie J. Seutter, Husband and Wife, as to an undivided one half interest, Marti L. Baird and Jerry A. Baird, Wife and Husband, as to an undivided one half interest, all not as tenants in common but with the right of survivorship.

Lot 12 in Block 2, WEST HILLS HOMES, according to the official plat thereof, on file in the office of the County Clerk 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 those of record 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 \$ 49,500.00
~~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 29th day of November, 19 88; 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.

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.

David W. Seutter
David W. Seutter

Marjorie J. Seutter
Marjorie J. Seutter

STATE OF OREGON,
County of Klamath } ss.
November 29, 19 88

STATE OF OREGON, County of _____) ss.
November 29, 19 _____

Personally appeared the above named David W. Seutter and Marjorie J. Seutter
and acknowledged the foregoing instrument to be their voluntary act and deed.

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.

NOTARY PUBLIC
OFFICIAL SEAL
My commission expires: 3/5/89

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

David W. Seutter and Marjorie J. Seutter
5839 Onyx
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

as above
GRANTEE'S NAME AND ADDRESS

After recording return to:
as above

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

No change
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 8th day of Dec., 19 88, at 8:40 o'clock AM., and recorded in book/reel/volume No. M88 on page 20878 or as fee/file/instrument/microfilm/reception No. 94711, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

Fee \$8.00

By Pauline Mullins Deputy

88 DEC 9 AM 8 40