

1-1-74

5592

## WARRANTY DEED

Page 18028

KNOW ALL MEN BY THESE PRESENTS, That L. H. Strid and Alma M. Strid, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Rodney Todd and Lynan Lea Todd, 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:

The Southeasterly 15 feet of Lot 2, being a rectangular piece of land with a frontage of 15 feet on Pacific Terrace and a depth of 150 feet and Lots 3 and 4 all being in Block 46, HOT SPRINGS ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon;

SUBJECT TO: Regulations, including levies, liens and utility assessments of the city of Klamath Falls;

Restrictions but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Hot Springs Addition.

(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

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 \$57,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 1st day of March, 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)

L. H. Strid  
Alma M. Strid

STATE OF OREGON,

County of Klamath

ss.

March 1, 1978

Personally appeared the above named

L. H. Strid and Alma L. Strid and Rodney Todd and Lynan Lea Todd

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7-21-81

STATE OF OREGON, County of \_\_\_\_\_ ss.

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

L. H. Strid and Alma M. Strid  
625 Pacific Terrace  
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Rodney Todd and Lynan Lea Todd  
809 North Sixth Street  
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

Return:

D. L. Hoots  
2261 S. 6th St.  
Klamath Falls, Or. 97601

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

Rodney Todd and Lynan Lea Todd  
809 North Sixth Street  
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 25th day of Sept., 1978, at 10:23 o'clock AM., and recorded in book M89 on page 18028 or as file/reel number 5592.

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

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline M. Mullins, Deputy

Fee \$8.00

89 SEP 25 AM 10 23