

7-33066

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13064

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That BURTON E. GRAY and THELMA JEAN GRAY, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LARRY BLANCO and JANICE L. BLANCO, 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:

Lot 721, Block 129, Mills Addition to the City of Klamath Falls, Oregon, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon .

SUBJECT To assessments and charges of the City of Klamath Falls for monthly water and/or sewer service; to reservations and restrictions of record and easements 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 except as hereinabove set forth;

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 \$39,900.00 .  
~~However, the actual consideration consists of or includes other property or value given or promised which is~~  
~~to be considered (indicate which) if applicable, it should be deleted. See ORS 91.030.~~

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 18th day of March, 1980 ;  
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)

*Burton E. Gray*  
*Thelma Jean Gray*

STATE OF OREGON, ) ss.  
County of Klamath,  
March 18, 1980

Personally appeared the above named  
BURTON E. GRAY and THELMA JEAN GRAY, husband and wife,

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

(OFFICIAL SEAL) *[Signature]*  
Notary Public for Oregon  
My commission expires: 7/19/82

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 attixed 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:

BURTON E. GRAY and THELMA JEAN GRAY, husband and wife,

GRANTOR'S NAME AND ADDRESS

LARRY BLANCO and JANICE L. BLANCO, husband and wife,

GRANTEE'S NAME AND ADDRESS

After recording return to:

Arthur Mentzer  
3533 Reclamation  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

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

LARRY BLANCO and JANICE L. BLANCO

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the 3rd day of April, 1980, at 3:27 o'clock P.M., and recorded in book/reel/volume No. M90 on page 6056 or as document/fee/file/instrument/microfilm No. 13064, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

By Pauline Meinders Deputy

Fee \$28.00