

1-1-74

31338

## WARRANTY DEED

Vol. m91 Page 12543

KNOW ALL MEN BY THESE PRESENTS, That Murrell Betsch

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
Benny J. Betsch, 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 ap-  
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 10, Block 106, less portion to State Hwy, Buena Vista  
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 all encumbrances, reservations, restrictions, and  
rights-of-way of record and those apparent upon 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  
those easements and restrictions of record and those apparent on the  
face of the land,

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 \$10,000.00---.  
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 6<sup>th</sup> day of September, 19 78;  
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)

Murrell J Betsch

STATE OF OREGON,

County of Klamath

September 6<sup>th</sup>, 19 78

} ss.

STATE OF OREGON, County of Klamath ) ss.  
September 6<sup>th</sup>, 19 78

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 \_\_\_\_\_

Personally appeared the above named  
Murrell Betsch

and acknowledged the foregoing instru-  
ment to be his \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL  
SEAL)  
PUBLIC

Notary Public for Oregon

My commission expires: 10-29-79

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 be-  
half 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:

Murrell Betsch

1750 Dayton

Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Benny J. Betsch

802 California

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Steven P. Couch - Attorney

220 Main St. Suite 1-D

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Benny J. Betsch

802 California 00 Box 832

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-  
ment was received for record on the  
1st day of July, 19 91,  
at 10:37 o'clock A.M., and recorded  
in book M91 on page 12543 or as  
file/reel number 31338

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Mendenhall Deputy

Fee \$28.00