

1-1-74

39739

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That HERBERT JACKIE WELLS and CHARLOTTE M. WELLS, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BURT J. HENDERSON and CAROLINE H. HENDERSON, 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 Westerly one-half of Lot 5, Block 17, ORIGINAL TOWN OF MERRILL, in the County of Klamath, State of Oregon.

SUBJECT TO: 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

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 \$ 11,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) of the premises hereby transferred, if applicable, state the same.~~

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 _____ day of December, 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)

STATE OF OREGON, }
County of Klamath } ss.
December, 19 78.

Personally appeared the above named Herbert Jackie Wells and Charlotte M. Wells, husband and wife,

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

Before me: *Kenneth Smith*
Notary Public for Oregon
My commission expires: 2-20-82

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 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:

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

Herbert Jackie & Charlotte M. Wells
21510 Gift Road
Bend, Oregon 97701

GRANTOR'S NAME AND ADDRESS

Burt J. and Caroline H. Henderson
P. O. Box 525
Merrill, Oregon 97633

GRANTEE'S NAME AND ADDRESS

After recording return to:
Burt J. and Caroline H. Henderson
P. O. Box 525
Merrill, Oregon 97633

NAME, ADDRESS, ZIP

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

Burt J. and Caroline H. Henderson
P. O. Box 525
Merrill, Oregon 97633

NAME, ADDRESS, ZIP

STATE OF OREGON, }
County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of Jan., 19 92, at 10:25 o'clock A.M., and recorded in book M92 on page 719 or as file/reel number 39739, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *Debra M. Mulder* Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$28.00