

6-15

47926

WARRANTY DEED—SURVIVORSHIP

Vol. m 92 Page 16305

KNOW ALL MEN BY THESE PRESENTS, That

LENA R. GERVAIS, hereinafter called the grantor,

for the consideration hereinafter stated to the grantor paid by  
LENA R. GERVAIS AND DELORES A. BEARD

LENA R. GERVAIS AND DELORES A. BEARD

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of KLAMATH, State of Oregon, to-wit:

Lot 11, Block 14, Gatewood Addition, 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 above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances

Subject to reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage. 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 who nsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ NONE

① However, the actual consideration consists of a number of other property or value given or granted annually to the whole consideration (indicate which).<sup>①</sup> (The sentence between the symbols ①, 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.

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 23rd day of July, 1992;  
if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so 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.

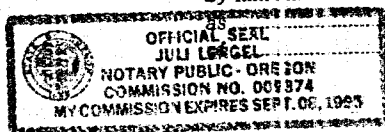
LENA R. GERVAIS


Lena P. Gervais

STATE OF OREGON, County of KLAMATH ss. July 2

STATE OF OREGON, County of \_\_\_\_\_, ss. July 23, 1992.  
This instrument was acknowledged before me on \_\_\_\_\_, 1992.  
by DENA R. GERVAIS \_\_\_\_\_ 10

by \_\_\_\_\_, 19\_\_\_\_  
This instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_



  
Notary Public for Oregon  
My commission expires 9/8/95

STATE OF OREGON,

County of ..... Klamath

I certify that the within instrument was received for record on the 23rd day of July, 1992, at 1:30 o'clock P. M., and recorded in book/reel/volume No. M92 on page 16305 or as fee/file/instrument/microfilm/reception No. 47926. Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk.....

Br. A. Anderson (Nichols) & Deputy

Fee \$30.00

SPANTOR'S NAME AND ADDRESS

**GRANTOR'S NAME AND ADDRESS**

After record is returned to:

LENA R. GERVAIS  
5096 LAURELWOOD  
KLAMATH FALLS OR 97633

NAME ADDRESS CITY STATE ZIP

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

LENA R. GERVAIS  
5096 LAURELWOOD  
KLAMATH FALLS OR 97503

NAME ADDRESS CITY STATE ZIP