

57341

93 FEB 8 AM 11 41 MC 2 1396-6189

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

HELEN B. JACOBSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RALPH E. PATTERSON and SHIRLEY A. PATTERSON, as tenants in common

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:

Lots 15 and 16 of ROSELAWN, Subdivision of Block 70
BUENA VISTA ADDITION to the city of Klamath Falls,
together with the North 6 feet of vacated alley adjacent
to said lots on the South

MOUNTAIN TITLE COMPANY, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 of record and apparent on 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 \$17,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 18 day of August, 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)

Helen B. Jacobson
Helen B. Jacobson

STATE OF OREGON,

County of Klamath

August 18, 1978

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 _____, 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: _____, 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.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Personally appeared the above named Helen B. Jacobson

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

Before me: _____, Notary Public for Oregon

My commission expires: 1/1/80

Helen B. Jacobson

3100 Celebrity Lane

Modesto, California 95350

GRANTOR'S NAME AND ADDRESS

Ralph E. & Shirley A. Patterson

2007 Homedale

Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

Ralph E. & Shirley A. Patterson

2007 Homedale

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

After recording return to:

Ralph E. & Shirley A. Patterson

2007 Homedale

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Ralph E. & Shirley A. Patterson

2007 Homedale

Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 8th day of Feb., 1993, at 11:44 o'clock A.M., and recorded in book M93 on page 2820 or as file/reel number 57341, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Muelender, Deputy

Fee \$30.00