

1-1-74

4001

WARRANTY DEED

Vol. 1195 Page 20664

KNOW ALL MEN BY THESE PRESENTS, That Bob L. Mitchell and Shirley J. Mitchell

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Robert Kerr and Diann Kerr

, 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:

2452 Applegate

Lot 711, Block 129, Mills Addition to the City of Klamath Falls, Oregon, according to official plat thereof on file in the records of Klamath County, Oregon.

(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 \$28,000.00

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 15 day of January, 1979; 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)

Bob L. Mitchell
Shirley J. Mitchell

STATE OF OREGON,

County of Klamath } ss.
January 15, 1979

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:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Notary Public for Oregon

Notary Public for Oregon

My commission expires: 1/10/83

My commission expires:

Personally appeared the above named
Bob L. Mitchell and Shirley J. Mitchell

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

Before me:

Notary Public for Oregon

My commission expires: 1/10/83

Bob L. Mitchell and Shirley J. Mitchell

372 O'Gara, Medford, Oregon

GRANTOR'S NAME AND ADDRESS

Robert and Diann Kerr

2460 Applegate

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert L. Kerr
2460 APPLEGATE AVE
KLAMATH FALLS, OR 97601
NAME, ADDRESS, ZIP

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

Robert and Diann Kerr

2460 Applegate

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 4th day of Aug, 19 95, at 2:34 o'clock P.M., and recorded in book M95 on page 20664 or as file/reel number 4001, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk
Recording Officer
FEE: \$30.00 By DeputySPACE RESERVED
FOR
RECORDER'S USE

320-01