

1-1-74

8697

MTC13967657

WARRANTY DEED

Vol. M95 Page 30289

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM L. GALLAGHER and NADINE E. GALLAGHER, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HAROLD DEAN MUNDY and VICKIE MUNDY, 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:

Lot 6 in Block 1, as shown on the map entitled "WHISKEY CREEK ACRES-TRACT 1162", filed in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: 1) The rights of the public in and to that portion of the herein described premises lying within the limits of streets, roads or highways. 2) Reservations as contained in Deed of Tribal Property recorded in Volume 312, Page 353, Klamath County Records. 3) Reservations as contained in Real Estate Contract, recorded in Volume 313, Page 300, Klamath County Records. 4) Restrictions as contained on plat dedication. 5) Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof, recorded February 29, 1979 in Volume M79, Page 4397, Klamath County Microfilm Records. 6) Subject to a non-exclusive roadway easement as shown on the dedicated plat.

(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 as set forth above and those 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 \$15,000.00

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 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 30th day of July, 1981; 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)

William L. Gallagher
Nadine E. Gallagher

STATE OF OREGON,

County of Klamath

} ss.

July 30, 1981.

Personally appeared the above named

William L. Gallagher and Nadine E. Gallagher

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

(OFFICIAL SEAL)

Before me

Notary Public for Oregon

My commission expires: 5-6-84

STATE OF OREGON, County of) ss.

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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)

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Harold & Vickie Mundy

P. O. Box 361

Bonanza, OR 97623

NAME, ADDRESS, ZIP

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

same - no change

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

} ss.

I certify that the within instrument was received for record on the 6th day of November, 1985, at 10:56 o'clock A.M., and recorded in book/reel/volume No. M95 on page 30289 or as document/fee/file/instrument/microfilm No. 8697. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

NAME

TITLE

Fees: \$30.00

By Annette Mueller Deputy

11-06-95A10:56 RCVD