

FORM No. 632 - WARRANTY DEED (Individual or Corporate)

WARRANTY DEED

1-1-74

KNOW ALL MEN BY THESE PRESENTS, That A. KENNETH KIME and BETTY J. KIME, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT J. DIGIACOMO and SUSAN L. DIGIACOMO, 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 6 of Canal Addition to the City of Klamath Falls, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon, saving and excepting therefrom the following described portion of Lot 6; Beginning at the most Westerly corner of Lot 6; thence Southeasterly along the line between Lots 6 and 7 a distance of 100 feet to the most Southerly corner of Lot 6; thence Northeasterly along the Southeasterly line of Lot 6 a distance of 6.36 feet; thence Southwesterly 100 feet to the Northwesterly line of Lot 6; thence Southwesterly along the Northwesterly line of Lot 6 a distance of 6.36 feet, more or less, to the point of beginning.

Subject to reservations and restrictions of record, and easements and rights of way of record and those apparent on the land.

Subject to monthly water and sewer fees of the City of Klamath Falls, 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 except as hereinabove set forth;

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 \$ 24,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) of the sentence between the symbols @ if not applicable, should be deleted. See ORS 93.050.7

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 21 day of July, 1980; 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, } ss.
County of Klamath.
July 21, 1980.

Personally appeared the above named
A. KENNETH KIME and BETTY J. KIME, husband and wife,

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 8.5.83

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

A. KENNETH KIME and BETTY J. KIME,
151 N. Rogers Street
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

ROBERT J. DIGIACOMO and SUSAN L. DIGIACOMO,
727 Lincoln St.
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert J. and Susan L. Digiacomo
3267 Hope
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

ROBERT J. DIGIACOMO and SUSAN L.
3267 Hope
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath.

I certify that the within instrument was received for record on the 3rd day of April, 1986, at 11:26 o'clock AM, and recorded in book/reel/volume No. M96 on page 9351 or as document/fee/file/instrument/microfilm No. 15877. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk
NAME TITLE

Fee \$30.00

By _____ Deputy