

OK

WARRANTY DEED—SURVIVORSHIP

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18427

UTC 37813NF

KNOW ALL MEN BY THESE PRESENTS, That DAN R. DODDS and CLORINDA V. DODDS,
 husband and wife, hereinafter called the grantor,
 for the consideration hereinafter stated to the grantor paid by IGNACIO G. GARCIA and NORMA LAWRENCE,

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 1 of Tract 1011, Kalina Addition to the City of Malin, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Easements and rights of way of record and apparent on the land, and liens and assessments of Malin Irrigation District.

(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

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 \$61,950.00

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ① (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.

In Witness Whereof, the grantor has executed this instrument this 29 day of Sept, 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.

x Dan R. Dodds
 Dan R. Dodds

x Clorinda V. Dodds
 Clorinda V. Dodds

ARIZONA
 STATE OF OREGON, County of Coconino) ss.

This instrument was acknowledged before me on Sept 30, 1992,
 by Dan R. Dodds and Clorinda V. Dodds

This instrument was acknowledged before me on _____, 19____,
 by _____,
 as _____,
 of _____

Mary Lou Hawkins Arizona
 Notary Public for Oregon
 My commission expires 01-06-93

Dan R. Dodds and Clorinda V. Dodds
 P. O. Box 3063
 Page AZ 86040

GRANTOR'S NAME AND ADDRESS

Ignacio G. Garcia and Norma Lawrence
 Malin OR 97632

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ignacio Garcia & Norma Lawrence
 P. O. Box 192
 Merrill, OR 97633

NAME, ADDRESS, ZIP

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

Ignacio G. Garcia and Norma Lawrence
 P. O. Box 192
 Merrill, OR 97633

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 20th day of May, 1996 at 3:57 o'clock P. M., and recorded in book/reel/volume No. M96 on page 14659 or as fee/title/instrument/microfilm/reception No. 18427, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk

NAME

TITLE

By Mary Lou Hawkins Deputy

Fee \$30.00

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