

28113

WARRANTY DEED M96 39763-KA

KNOW ALL MEN BY THESE PRESENTS That THEODORE J. PADDOCK and MARY PADDOCK, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HAROLD L. SHIMEK, 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 3 in Block 2 THIRD ADDITION TO ALTAMONT ACRES, EXCEPT the North 75 feet, Klamath County, Oregon.

SUBJECT TO Reservations, restrictions, easements and rights-of-way of record and those apparent on the land.

(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 stated hereinabove,

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

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 7th day of MARCH, 1974; 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.

Theodore J. Paddock

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.
March 7, 19 74

STATE OF OREGON, County of _____ } ss.
Personally appeared _____, 19_____,
_____ and
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 _____

Personally appeared the above named Theodore J. & Mary Paddock, husband & wife
and acknowledged the foregoing instrument to be their voluntary act and deed.

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:
(SEAL) Kathleen Rose
Notary Public for Oregon
My commission expires: 9 Jan 76

Notary Public for Oregon
My commission expires: _____ (SEAL)

Theodore J. & Mary Paddock

GRANTOR'S NAME AND ADDRESS
Harold L. & Betty L. Shimek

GRANTEE'S NAME AND ADDRESS
Harold Shimek
1216 Mildon Dr.
City 97603

After recording return to:
Ponte
3510 Altamont
City 97603
When a change is requested all tax statements shall be sent to the following address.

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 8th day of November, 19 96, at 3:31 o'clock P.M., and recorded in book M96 on page 35434, or as file/real number 28113.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
Recording Officer
By Kathleen Rose Deputy

Fee: \$30.00

By Kathleen Rose Deputy