

OK 34045 WARRANTY DEED—SURVIVORSHIP Vol. M97 Page 6860 9

KNOW ALL MEN BY THESE PRESENTS, That Laura C. Rowley

, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Wayne A. Wilcox and Betty M. Wilcox, husband and wife

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:

The East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 28, Township 35 South, Range 13 East of the Willamette Meridian, All lying Northerly of Ivory Pines Road.

(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 except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record and those apparent to 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 \$.....
 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 5th day of November, 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.

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.

Laura C Rowley

STATE OF ~~OREGON~~ California) ss.

County of Shasta
November 7th, 1979

Personally appeared the above named Laura C. Rowley

and acknowledged the foregoing instrument her voluntary act and deed.

Before me Ruth H. Nelson
 Notary Public for California
 My commission expires 11-17-79

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)
 Notary Public for Oregon
 My commission expires: _____ (If executed by a corporation, affix corporate seal)

STATE OF OREGON,) ss.
 County of Klamath

I certify that the within instrument was received for record on the 10th day of March, 1979, at 9:03 o'clock A.M., and recorded in book/reel/volume No. M97 on page 6860 or as fee/file/instrument/microfilm/reception No. 34045, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

Fee: \$30.00
 1.00 c.c. By Kathleen Less Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. & Mrs. Wayne A. Wilcox
P.O. Box 547 502 No. 7th
Idaho, Montana 59047 Hamilton, MT

NAME, ADDRESS, ZIP
 Until a change is requested all tax statements shall be sent to the following address.
Same as now of record

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

59840

97 MAR 10 19:03

My Commission Expires November 17, 1979

6-30