

45682

WARRANTY DEED

Vol. 1177 Page 31042

KNOW ALL MEN BY THESE PRESENTS, That

Lou Kellison and Audrey Kellison (husband and wife)
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 Glenn Cleven and Helen Cleven

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:

The North $\frac{1}{2}$ of lot No. 10 Block No. 9 Pleasant View Tracts,
 in the County of Klamath, State of 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

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 part of the 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 30 day of October, 1980, if a corporate grantor, it has caused its name to be signed and sealed 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.

STATE OF OREGON,
 County of Klamath } ss.
 1980, 10-30-80

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: 3-1-87

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Lou and Audrey Kellison

Rte. 3 Box 279

Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Glenn and Helen Cleven

2913 Summers Lane

Klamath Falls, Ore. 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

Glenn Cleven

2913 Summers Lane

Klamath Falls, Ore. 97603

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 23rd day of Sept., 1980, at 11:44 o'clock A.M., and recorded in book/reel/volume No. M97 on page 31042 or as fee/tile/instrument/microfilm/reception No. 45682, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernatha G. Letsch, Co. Clerk

NAME

TITLE

Fee: \$30.00

By Kathleen Rose Deputy