

1967

51234

MTC 43398-KV-1 M98 Page 520

KNOW ALL MEN BY THESE PRESENTS, That Wayne A. Wilcox and Betty M.

Wilcox,

hereinafter called the grantor,

for the consideration hereinafter stated to the grantor paid by Herbert E. Gallery and Ora B.

Gallery

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 8 Blk. 9 Pleasant View Tracts., Klamath County, Ore. Subject to contract and/or lien for Irrigation and/or drainage; easements and rights of way of record. Any unpaid charge or assessments of Enterprise Irrigation Dist.; Rules, regulations, liens and assessments of South Suburban Sanitary Dist.; Reservations contained in deed recorded in vol. 190 of deeds, page 561, Records of Klamath County, Oregon. Subject to Mortgage of \$8,158.54 to Bank of Klamath Country. Subject to Mortgage of \$19,346.43 to Helen C. Flemming.

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 the above granted premises, that the said premises are free from all encumbrances except easements of record and those apparent to the land.

and that grantor will warrant and forever defend the above granted 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 \$ 29,201.55

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 1st day of June, 1972; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereto by order of its board of directors.

Wayne A. Wilcox  
Betty M. Wilcox

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,

County of Klamath

June 6, 1972

Personally appeared the above named  
Wayne A. Wilcox and Betty M. Wilcox

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 5/19/73

STATE OF OREGON, County of ) ss.

Personally appeared, 19

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

## WARRANTY DEED

(SURVIVORSHIP)

TO

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

(DON'T USE THIS  
SPACE; RESERVED  
FOR RECORDING  
LABEL IN COUN-  
TIES WHERE  
USED.)

Fee: \$30.00

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 8th day of January, 1972, at 11:14 o'clock A.M., and recorded in book M98 on page 520. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Rosa Deputy.