

1-1674

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Paul Richard Zech and Ben Jean Zech, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Mary E. Dearborn

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 2, Block 12, FAIRVIEW ADDITION NO. 2, TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

(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 noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed;

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 \$23,950.00

~~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 \textcircled{D} , 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 6 day of January, 19 81, 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.

(If executed by a corporation, affix corporate seal)

Paul Richard Zech
Paul Richard Zech

Ben Jean Zech
Ben Jean Zech

STATE OF OREGON,

STATE OF OREGON, County of

) ss

County of Klamath
January 6, 1981

) 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

Personally appeared the above named Paul Richard Zech and Ben Jean Zech, husband and 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

Before me:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Notary Public for Oregon

Notary Public for Oregon

My commission expires 1/24/84

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mary Woodard
5442 Knightwood
KFO 976030
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 13th day of April, 19 99, at 2:08 o'clock P.M., and recorded in book reel volume No. M99 on page 13425 or as document fee file instrument microfilm No. ---- Record of Deeds of said county

Witness my hand and seal of County affixed.

Linda Smith, County Clerk
NAME

Fee: \$30.00

By Kathleen Ross Deputy