

1-1-74

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Fidelity Funding & Realization Co., Inc.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Bruce W. Quinn and Ethel Quinn h/w, 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 5, Plock 3, Rolling Hills Subdivision, Tract 1099, according to the official plat thereof on file in the records of Klamath County, 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 except easements and restrictions of record or apparent on 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 \$6,900.00.

However, the actual consideration consists of ~~and includes other property or value given or assigned which is the basis 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 19th day of July, 1977; 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.

Fidelity Funding & Realization Co., Inc.

E. J. Shipsey - President

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of

ss.

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Personally appeared the above named

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON, County of Klamath

July 19, 1977

Personally appeared E. J. Shipsey

who, being duly sworn,

did say that ~~the foregoing instrument~~ he is president and authorized officer of Fidelity

Funding & Realization Co., Inc., 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:

Debra M. Ellingboe

Notary Public for Oregon

My commission expires: 4/18/80

(OFFICIAL SEAL)

Fidelity Funding & Realization Co., Inc.

Box 52

Keno, Oregon 97627

GRANTOR'S NAME AND ADDRESS

Bruce W. Quinn & Ethel Quinn

4700 Climax

Klamath Falls, Ore. 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

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

Bruce W. Quinn & Ethel Quinn

4700 Climax

Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 02/08/01, at 2:58 p.m.
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Linda Smith,
County Clerk Fees \$21.00