

R 8244
RECORDED IN RECORDS

LIBER 809 PG 1199

Please do NOT use this space

WARRANTY DEED.
(Photo-Stat)—Short Form:—(No. 891)

This Indenture, made this 14th day of July in the year of our Lord one thousand nine hundred and sixty-one
BETWEEN Phillips W. Foster and Mary D. Foster, husband and wife,

RECORDED

JUL 24 2 46 PM '61

AND John W. Porter and Lois Helen Porter, husband and wife, of 1551 Snyder Road, East Lansing, Michigan,

Mrs. Ball Humphreys
REGISTER OF DEEDS
INGHAM COUNTY, MICH.

parties of the first part
Witnesseth, That the said parties of the first part, for and in consideration of the sum of One and more

Dollars, to them in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, do presents grant, bargain, sell, remise, release, alien and confirm unto the said parties of the second part, and their heirs and assigns, Forever, all that certain piece or parcel of land situate and being in the City of East Lansing in Ingham County, and State of Michigan, and described as follows to-wit:

Lot Number Forty-two (42) of Grandview Subdivision, City of East Lansing, Ingham County, Michigan, according to the recorded plat thereof, subject to easements and restrictions of record. *****



Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining: To Have and To Hold the said premises, as herein described, with the appurtenances, unto the said parties of the second part and their heirs and assigns, FOREVER And the said Phillips W. Foster and Mary D. Foster, husband and wife,

parties of the first part, for themselves, and their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said parties of the second part and their heirs and assigns, that at the time of the encasing and delivery of these presents they are well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever except such as may have arisen through the acts or neglects of parties of the second part herein since July 5, 1961, such date being the date of a Land Contract between the parties hereto in fulfillment of which this deed is given;

and that they will, and their heirs, executors and administrators shall Warrant and Defend the same against all lawful claims whatsoever, except as aforesaid.

In Witness Whereof, The said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered in Presence of
Phillips W. Foster
Mary D. Foster
George R. Thornton
Kenneth Steckle

STATE OF MICHIGAN, }
COUNTY OF Ingham } ss.

On this 14th day of July, in the year one thousand nine hundred and sixty-one, in and for said County personally appeared

Phillips W. Foster and Mary D. Foster, husband and wife,

to me known to be the same persons described in and who executed the within instrument, who each acknowledged the same to be their free act and deed.

George R. Thornton, Notary Public, Ingham County, Michigan, My commission expires November 9, 1963.

17.05

1. See Act No. 179 of the Public Acts of 1941, requiring the address of each of the Grantees in each Deed of Conveyance or Assignment of Real Estate including the Street Number, where such Numbers are in common use or, if not, the Post-Office addresses shall be legibly printed, type-written or stamped in such instrument.
2. When conveyance is made to Corporation or Partnership, the following may be inserted, "its successors," and draw a line through the word "heirs."
* PRINT, TYPEWRITE OR STAMP names of persons executing this instrument, also names of the Witnesses and Notary Public immediately underneath such Signatures.