

1967

KNOW ALL MEN BY THESE PRESENTS, That **GEORGE A. PONDELLA JR.**,
single, 700 Ridge Drive, Glendale, California 91206, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
JOHN G. METTRICK, single, 1527 Camino Alto, Fullerton, California 92633

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County
of **Klamath**, State of Oregon, described as follows, to-wit:

Township 36 South, Range 12 East, W.M.

Section 36: South $\frac{1}{4}$ of North $\frac{1}{4}$ of North $\frac{1}{4}$ of Southeast $\frac{1}{4}$ of Southwest $\frac{1}{4}$.
(5 acres)

This conveyance is made subject to easements, rights of way of record,
those apparent on the land and grantor reserves an easement for joint
user roadway and all other roadway purposes over and along a 30 ft.
wide strip of land east and parallel to the westerly boundary.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns
that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will war-
rant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons
claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$800.00

~~part of the consideration paid for this transfer, stated in terms of dollars, is \$800.00~~

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 10th day of January, 1969

George A. Pondella Jr.

CALIFORNIA
STATE OF ~~OREGON~~ County of Los Angeles) ss.
Personally appeared the above named **George A. Pondella Jr.**
and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me: *Alice M. Linder*
Notary Public for ~~OREGON~~ California
My Commission expires June 10, 1972.

NOTE—The sentence between the symbols () if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Special
WARRANTY DEED

George A. Pondella Jr.
TO
John G. Mettrick

AFTER RECORDING RETURN TO

John G. Mettrick
1527 Camino Alto
Fullerton, California
92633

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

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
21st day of January, 1969,
at 11:36 o'clock A.M., and recorded
in book M-69 on page 219
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Wm D. Milno

County Clerk Title

By *Diana J. Milno* Deputy

Fee: \$1.50

69-78