

KNOW ALL MEN BY THESE PRESENTS, That RICHARD D. HEANEY and GLORIA S. HEANEY, husband and wife, 14 Shepard St., San Dimas, California 91773, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GEORGE A. PONDELLA JR., a single man, 700 Ridge Drive, Glendale, California 91206

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: North $\frac{1}{4}$ 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 across a 30 ft. wide strip of land laying east of, adjoining 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 warrant 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.
However, the actual consideration consists of or includes other property or value given or promised which is ~~not at all~~ consideration ~~(indicate what)~~ the whole

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

Witness grantor's hand this 3RD day of August, 1969.

Richard D. Heaney
Gloria S. Heaney

STATE OF OREGON, County of Los Angeles, ss.
Personally appeared the above named Richard D. Heaney and Gloria S. Heaney

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

OFFICIAL SEAL
JACK L. FIELDS
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
Before me: Jack L. Fields
Notary Public for Oregon California
My commission expires JACK L. FIELDS-Notary Public-Cal.
CON. EXP. AUG. 30, 1971 - LOS ANGELES CO.
451 W. Arrow Hwy., Glendora, Calif. 91740
NOTE—The symbols between the symbols @, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1969, as amended by the 1969 Special Session.

Special
WARRANTY DEED

Richard D. Heaney and

Gloria S. Heaney

TO
George A. Rondella Jr.

No.

AFTER RECORDING RETURN TO

George A. Rondella Jr.
700 Ridge Drive
Glendale, Calif. 91206

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

FEE \$ 1.50

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instru-
ment was received for record on the
4th day of August, 1969
at 3:21 o'clock P.M., and recorded
in book M-69 on page 6732
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM D. MILNE

COUNTY CLERK

By (Signature) Title
Deputy