

38880

VOL. 1382

SPRAGUE RIVER UNIT 2

KNOW ALL MEN BY THESE PRESENTS, That Carsel Development Co. and Edsel Development Co., corporations duly organized and existing under the laws of the State of Oregon, hereinafter called the grantor, in consideration of..... Dollars  
 -----EIGHT HUNDRED NINETY FIVE & 00/100-----

to grantor paid by..... **HUGH D. SMITH**.....  
 hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's successors, heirs and assigns, that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the State of Oregon and the county of Klamath, described as follows, to wit:

Lot (s)..... 2....., Block..... 40.....  
 First Addition to Klamath Forest Estates  
 as recorded in Klamath County, Oregon

and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property.

The true and actual consideration for the transfer is all cash. The foregoing recitation of consideration is true as the undersigned verily believe.

TO HAVE AND TO HOLD the above described granted premises unto the said grantee and grantee's successors, heirs and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's successors, heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that grantor will and grantor's successors shall warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

In construing this deed and where the context so requires, the singular includes the plural.

Done by order of the grantor's respective board of directors, with their respective corporate seals attached, this  
 13th day of February, 1970.

By.....  
 Carsel Development Co.  
 By.....  
**Gerald S. Block, Vice Pres.**  
 STATE OF CALIFORNIA, County of Los Angeles ss.  
 February 13, 1970.  
 Personally appeared.....  
**Gerald S. Block**

who being duly sworn, did say that he is the..... Vice  
**President**..... of Carsel Development Co.,  
 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 on behalf of said corporation by authority of its board of directors; and he acknowledged said instrument to be its voluntary act and deed.

OFFICIAL SEAL  
 DOROTHY B. FREEDMAN  
 NOTARY PUBLIC, CALIFORNIA  
 My Commission Expires March 28, 1972

Klamath Falls Forest Estates  
 By.....  
 Edsel Development Co.  
 By.....  
**Herman Rubins, Sect'y Treas.**  
 STATE OF CALIFORNIA, County of Los Angeles ss.  
 February 13, 1970.  
 Personally appeared.....  
**Herman Rubins**

who being duly sworn, did say that he is the..... Sect'y  
**Treasurer**..... of Edsel Development Co.,  
 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 on behalf of said corporation by authority of its board of directors; and he acknowledged said instrument to be its voluntary act and deed.

OFFICIAL SEAL  
 DOROTHY B. FREEDMAN  
 NOTARY PUBLIC, CALIFORNIA  
 My Commission Expires March 28, 1972

## WARRANTY DEED

TO

Hugh D. Smith  
 H S A - 5 BOX 191  
 APO San Francisco, Calif  
 96290

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

STATE OF OREGON,

County of..... **KLAMATH**..... ss.

I certify that the within instrument was received for record on the..... 20th  
 day of..... February, 1970  
 at 3:21 o'clock..... P.M., and recorded in book..... M-70 on page..... 1382

Record of Deeds of said County.  
 Witness my hand and seal of County affixed.

WM D. MILNE

County Clerk-Recorder.

FEE \$ 1.50

By.....  
 Deputy.

SPRAGUE RIVER UNIT 2

FEB 20 3 21 PM 1970