

39701

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STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

KNOW ALL MEN BY THESE PRESENTS, That CLIFFORD J. EMMICH & WINIFRED L. EMMICH, husband & wife, 1931 El Arbolita Drive, Glendale, Calif. 91208, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by PHILIP W. CURTIS and NORMA S. CURTIS, husband & wife, 3336 Palos Verdes Drive North, Palos Verdes, California, hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

AN UNDIVIDED 2/3 INTEREST: Township 34 South, Range 7 East, W.M.

Section 32: Northwest 1/4 of Southwest 1/4 and West 1/2 of Northeast 1/4 of Southwest 1/4 (60 acres)

This conveyance is made subject to: rights and reservations common to the area, and to a 30 ft. wide easement for ingress and egress over existing road to and from S $\frac{1}{2}$ S $\frac{1}{2}$ SW $\frac{1}{4}$, and to and from N $\frac{1}{2}$ SW $\frac{1}{4}$, excepting E $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$, and to and from Winema National Forest. Grantor reserves for grantee 30 ft. wide easement over existing road across S $\frac{1}{2}$ S $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 32 T.34S, R.7E.W.M. and across Government Lot #4 which is the N $\frac{1}{2}$ NW $\frac{1}{4}$ of Section 5, T.35S, R.7E W.M. for ingress and egress to and from Crater Lake Highway.

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are free from all encumbrances

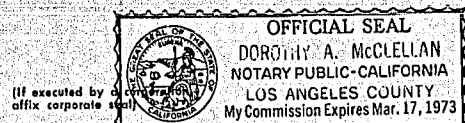
and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 4,000.00

However, the actual consideration consists of or includes other property or value given or promised which is ~~XXXXXX~~ consideration ~~XXXXXX~~ the whole

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 23 day of Oct, 1969; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors



STATE OF ~~OREGON~~ CALIFORNIA } ss.

County of Los Angeles

10/23, 1969

Personally appeared the above named

Clifford J. Emmich and Winifred L. Emmich and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL) Dorothy A. McClellan
Notary Public for ~~OREGON~~ California
My commission expires:

STATE OF OREGON, County of) ss.

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Personally appeared

who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

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.

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

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.

WARRANTY DEED

(SURVIVORSHIP)

CLIFFORD J. EMMICH and

WINIFRED L. EMMICH

TO

PHILIP W. CURTIS and

NORMA S. CURTIS

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

PHILIP W. CURTIS
as above

(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 instrument was received for record on the 26th day of March, 1970, at 3:22 o'clock P.M., and recorded in book M-70 on page 2367. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

By Charles B. Dorstman Deputy

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