

46997

VOL. 70 PAGE 16605

## WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

70-176  
NOV 27 2 51 PM 1970

This Indenture Witnesseth, THAT ROBERT W. BERGLUND and BONNIE K. BERGLUND, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto JOHN A. BENDER and MARGARET K. BENDER, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 13, Block 2, FIRST ADDITION TO WINEMA GARDENS.

Subject to: Rules, regulations, liens and assessments of South Suburban Sanitary District; Conditions, restrictions, easements and set back lines as shown on the Plat and in the Dedication of First Addition to Winema Gardens, omitting restrictions herein if any, based on race, color, religion or national origin; Easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 20,000.00. However, the actual consideration includes other property which is part of the consideration. (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as on estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 13th day of November, 1970.

(SEAL)

Robert W. Berglund

(SEAL)

(SEAL)

Bonnie K. Berglund

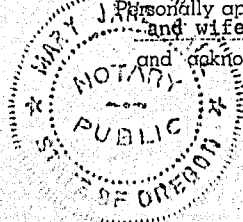
(SEAL)

STATE OF OREGON, County of Deschutes ) ss.

November 20, 1970

Personally appeared the above named Robert W. Berglund and Bonnie K. Berglund, husband and wife,

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



Before me:

Mary Jane Hall

Notary Public for Oregon.

My commission expires 10-1-74

After recording return to:

J. J. America

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 27th day of NOVEMBER, 1970 at 2:51 o'clock P.M., and recorded in book M 70 on page 16605. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By

Chapel Duggan

County Clerk-Recorder

Deputy

FEE \$1.50

From the Office of  
GANONG, GANONG & GORDON  
First Federal Building  
Klamath Falls, Oregon 97601



KNOW ALL MEN BY THESE PRESENTS, That BONANZA BIG SPRINGS PARK, a  
Corporation, aka Bonanza Big Springs Park Corporation,

~~XXXXXX~~, organized under the laws of the State of Oregon, in consideration of ~~the~~  
the transfer of real property of a park from a non-profit corporation  
to a quasi-municipal corporation, for the operation of the park,

to it paid by BONANZA BIG SPRINGS PARK AND RECREATION DISTRICT, a quasi-  
municipal corporation,

of the County of Klamath, State of Oregon, has bargained and

sold, and by these presents does grant, bargain, sell and convey unto the said BONANZA BIG  
SPRINGS PARK AND RECREATION DISTRICT, its successors ~~XXXXXX~~ and assigns,

all the following bounded and described real property, situated in the County of Klamath,

State of Oregon, to-wit:

Parcel 1.

Lots 5 and 6, Block 1, Bonanza, Oregon, according to the  
official plat thereof on file in the office of the County  
Clerk of Klamath County, Oregon;

Parcel 2:

Lots 4, 5, 6 and 7, Block 4, Bonanza, Oregon, according to  
the official plat thereof on file in the Office of the  
County Clerk of Klamath County, Oregon;

Parcel 3:

Lot 10; the Northerly 26' x 45' of Lot 9, more particularly  
described as follows: Beginning at the Northwest corner of  
Lot 9; thence Easterly along the southerly line of Lot 10 a  
distance of 45 feet; thence Southerly 26 feet; thence west-  
erly, parallel with the South line of Lot 10 a distance of  
45 feet; thence Northerly 26 feet to the place of beginning;  
Also commencing at the Northwest corner of Lot 10 in Block 1  
of the Town of Bonanza, running thence East 216 feet; thence  
South 80 feet; thence West 216 feet; thence North 80 feet to  
the point of beginning, less the portions above described con-  
veyed to grantees in this deed, all of the foregoing property  
being situate in Block 1 of the Town of Bonanza.

Together with all and singular the tenements, hereditaments and appurtenances thereto be-  
longing or in anywise appertaining and all right, title and interest in and to the same.

TO HAVE AND TO HOLD the above described granted and sold premises unto the said  
its successors  
BONANZA BIG SPRINGS PARK AND RECREATION DISTRICT, ~~XXXXXX~~ and assigns forever.

Done by order of the Board of Directors, with the seal of said corporation,  
this 2<sup>nd</sup> day of November, 1970.

Executed in the presence of

BONANZA BIG SPRINGS PARK (SEAL)

By La Vern L. Hankins President

By Edith Brown Secretary.



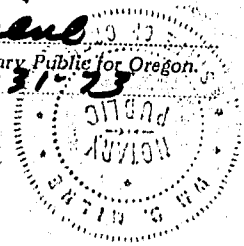
106058

STATE OF OREGON,

County of Klamath ss.  
before me appeared La Verne L. Hankins On this 2 day of November, 1970,  
and  
duly sworn, did say that he, the said La Verne L. Hankins both to me personally known, who being  
is the X President, and he, the said La Verne L. Hankins  
is the Secretary X of BONANZA BIG SPRINGS PARK,  
the within named Corporation, and that the seal affixed to said instrument is the corporate seal of said Corpora-  
tion, and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board  
of Directors, and and  
acknowledged said instrument to be the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal  
the day and year last above written.

Wm. D. Milne  
Notary Public for Oregon.  
My commission expires 7-31-73



DEED  
Bargain and Sale  
CORPORATION  
Form No. 117

TO

STATE OF OREGON  
County of Klamath ss.  
I certify that the within instru-  
ment was received for record on the  
30th day of November  
A. D. 1970, at 9:52 o'clock AM  
M., and recorded in book MO  
on page 106058 Record of Deeds  
of said County.  
Witness my hand and seal of  
County affixed.

Wm. D. Milne  
County Clerk  
Recorder of Conveyances.  
By Phyllis J. Guterbock  
Fee \$3.00 Deputy  
RECORDING LAW PUB. CO., PORTLAND

Mailing Copy  
P.O. Box 194  
Lawrence, Ore.



47002

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## SATISFACTION OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That First Federal Savings and Loan Association of Klamath Falls, Oregon, a Corporation, duly incorporated, organized and existing under and by virtue of the laws of the United States of America with its principal office at Klamath Falls, Oregon, owner and holder of the Mortgage and the obligation hereinafter described, does hereby certify and declare that a certain Mortgage, bearing the date the 10th day of September 1970, made and executed by Hilton R. Thomas, the mortgagor therein, to First Federal Savings and Loan Association of Klamath Falls, Oregon, the mortgagee therein and recorded in the office of the County Clerk of the County of Klamath, State of Oregon, in Klamath Falls book M-70 of Mortgages on Page 8002 on the 10th day of September 1970.

together with the debt thereby secured, is fully paid, satisfied and discharged.

IN WITNESS WHEREOF, First Federal Savings and Loan Association of Klamath Falls, Oregon, mortgagee, has caused its lawful corporate seal to be hereunto affixed and its name to be hereto subscribed by the hands of its President and Secretary this 25th day of November 1970, at Klamath Falls, Oregon.

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION  
OF KLAMATH FALLS, OREGON

By *Van S. Mollison*  
President  
By *James D. Bocchi*  
Secretary

STATE OF OREGON }  
County of Klamath } ss.

On this 25th day of November 1970, before me appeared Van S. Mollison and James D. Bocchi, both to me personally known, who being duly sworn did say that he, the said Van S. Mollison is the President, and he, the said James D. Bocchi is the Secretary of First Federal Savings and Loan Association of Klamath Falls, Oregon, the within named Corporation, and that the seal affixed to said instrument is the corporate seal of said Corporation, and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors, and Van S. Mollison and James D. Bocchi acknowledged said instrument to be the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

*Mary G. Githell*  
Notary Public for Oregon  
My commission expires 8/16/73

STATE OF OREGON }  
County of Klamath } ss.

I certify that the within instrument was received for record on the 30th day of NOVEMBER 1970, at 10:13 o'clock A.M., and recorded in book M-70, on page 10605C, Record of Mortgages for said County.

Witness my hand and seal of County affixed WM. D. MILNE  
County Clerk-Recorder

After recording return to:  
Hilton R. Thomas  
6315 Bryant  
Klamath Falls, Oregon

By *James D. Bocchi*  
Deputy

FEE \$1.50