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STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.
VOL. M 71 PAGE 7268

FORM No. 761—WARRANTY DEED—CORPORATION.

1967 July 12th 1971 4:00 PM

KNOW ALL MEN BY THESE PRESENTS, That THE QUADRANT CORPORATION, a corporation duly organized and existing under the laws of the State of Washington, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto WILLIAM C. RONFELD and CARL A. RONFELD, as tenants in common each to an undivided one-half interest,

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

Tract No. 1007
Lot 1, Block 2, WINCHESTER, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; Rules, regulations, contracts, liens and assessments of South Suburban Sanitary District; Rules, regulations, liens, assessments, contracts, rights of way, easements and any and all obligations created or imposed upon or affecting said premises by the Klamath Basin Improvement District and any unpaid charges or assessments in connection therewith; Reservations and restrictions contained in the dedication of Tract No. 1007, Winchester; Declaration of Covenants, Conditions and Restrictions covering Tract No. 1007, "Winchester" recorded September 21, 1970 Vol. M70, page 8316, Microfilm Records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those above set forth,

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 \$18,600.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural. Done by order of the grantor's board of directors, with its corporate seal affixed, this 6th day of July, 1971.

THE QUADRANT CORPORATION
By *Paul G. Moote* Vice-President
By _____ Secretary

WASHINGTON
STATE OF OREGON, County of King ss: *6* July, 1971
Personally appeared *Paul Moote* and
who, being duly sworn, ~~swore to himself and not one for the other~~ did say that the former is the
vice-president and that the latter is the

secretary of The Quadrant Corporation, 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 ~~acknowledged~~ acknowledged said instrument to be its voluntary act and deed.

Before me, *Lorette W. Reed*
Notary Public for Oregon Washington
My commission expires: *7-23-72*

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 CORPORATION

TO _____

AFTER RECORDING RETURN TO
First Federal Savings & Loan
540 Main Street
Klamath Falls, Oregon
97601

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

FEE \$1.50

STATE OF OREGON, ss.

County of Klamath
I certify that the within instrument was received for record on the 12 day of JULY, 1971, at 4:00 o'clock P.M., and recorded in book M 71 on page 7268 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE
COUNTY CLERK Title.
By *George Brazil* Deputy

A-2
Aug 18, 4:15 1971

ther said ced or hered prom said cost time benefa fact; n constr heret no wasc new or by fire o in a su secured fiary, n approved premion fifteen day said policy discreon a shall be no obtained. In orde ments or the benefia princpal and hereby, an an other charges ing twelve mon this trust deed such sum to f several purposes non; or, at