

58911

Vol. 71 Page

12528

SPRAGUE RIVER UNIT 2

KNOW ALL MEN BY THESE PRESENTS, That Casel 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 -----
 -----NINE HUNDRED NINETY FIVE & 00/100-----Dollars

to grantor paid by **RAYMOND J. & ESTHER M. PFAU, HUSBAND & WIFE**
 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 thereto belonging or appertaining, situated in the State of Oregon and the county of Klamath, described as follows, to wit:

Lot (s) **39** Block **16**
 East 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 continuing 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
 19th day of November 1971

Klamath Falls Forest Estates

By **Casel Development Co.**
 By **Gerald S. Block, Vice Pres.**

STATE OF CALIFORNIA, County of Los Angeles
 November 19, 1971
 Personally appeared **Gerald S. Block**

who being duly sworn, did say that he is the Vice President of Casel 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 his voluntary act and deed.

Before me, **J. D. FREEDMAN**
 Notary Public for California, my Comm. Exp. 12-22-72
 My commission expires

By **Edsel Development Co.**
 By **Herman Rubins, Sect'y Treas.**

STATE OF CALIFORNIA, County of Los Angeles
 November 19, 1971
 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 his voluntary act and deed.

Before me, **J. D. FREEDMAN**
 Notary Public for California, my Comm. Exp. 12-22-72
 My commission expires

WARRANTY DEED

TO

After recording return to
Mr. & Mrs. R. J. Pfau
319 Workman Mill Rd.
La Puente, Calif. 91746

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

fee 1.50

STATE OF OREGON.

County of **Klamath**

I certify that the within instrument was received for record on the **30** day of **Nov**, 19 **71** at **3:32** o'clock, P. M., and recorded in book **M-71** on page **12528**.
 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk-Recorder.

By **Kazal Drazil** Deputy.

SPRAGUE RIVER UNIT 2

STATE
 COUNTY

On
 the
 day
 of
 the
 year

Form PCA 605-Rev. 12-66
 Sprague

hereby mortgage
 matter called
 or estate the

NOV 30 3 35 PM 1971

By
 who being
 a corporation,
 ment is the
 instrument was
 by authority of
 said instrument

Before me
 Notary Public
 My commission