

Warranty Deed

This Indenture Witnesseth, That SHADOW HILLS DEVELOPMENT CORPORATION, an Oregon corporation,

herein called "grantor," in consideration of TWENTY-SEVEN THOUSAND AND NO/100 Dollars to it paid, has bargained and sold and by these presents does grant, bargain, sell and convey to

EVERETT LEACH and PATRICIA LEACH, husband and wife,

herein called "grantees," their heirs and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

Lots 17 and 18, Block 1, Lots 15 and 16, Block 3, and Lots 3 and 4, Block 4, Tract No. 1031, Shadow Hills Subdivision-1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: (1) Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith. (2) Charges or assessments of Enterprise Irrigation District. (3) Right of way for transmission line, including the terms and provisions thereof, given by Isabel K. Hannon to Pacific Power & Light Company dated November 15, 1962, recorded December 21, 1962, in Deed Volume 342, Page 155, records of Klamath County, Oregon. (4) Reservations and restrictions in the dedication and on the plat of Tract No. 1031, Shadow Hills Subdivision-1,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD said premises unto grantees, their heirs and assigns forever. Said grantor, does covenant to and with said grantees, their heirs and assigns, that it is the owner of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as stated above; and that it and its successors and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$27,000.00.

IN WITNESS WHEREOF, SHADOW HILLS DEVELOPMENT CORPORATION, pursuant to a resolution of its Board of Directors, has caused these presents to be signed by its President and Secretary this 10th day of April, 1972.

SHADOW HILLS DEVELOPMENT CORPORATION

By Charles D. Fisher President
By Robert V. Glusack Secretary

H. F. SMITH
Attorney at Law
538 Main Street
Klamath Falls, Oregon

KF

3582

STATE OF OREGON }
County of KLAMATH } ss. _____, 19____.

Personally appeared the above-named

know to me to be the identical person ... described as grantor ... in the within Deed, and acknowledged the foregoing instrument to be ... voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON
My commission expires _____

STATE OF OREGON }
County of KLAMATH } ss. April 10, 1972.

Personally appeared CHARLES A. FISHER and ALBERT V. SCHMECK, who, being first duly sworn, did say that they are the President and Secretary, respectively, of SHADOW HILLS DEVELOPMENT CORPORATION, an Oregon corporation,

and that the foregoing Deed was signed in behalf of said corporation by authority of its Board of Directors; and that he y acknowledged said Deed to be its voluntary act and deed.

Before me:

Delores B. Sullivan
NOTARY PUBLIC FOR OREGON
My commission expires May 13, 1973

Warranty Deed

From

To

Recording Data:

State of Oregon }
County of Klamath }
Filed for record at request of _____
KLAMATH COUNTY TITLE
on this 12th day of April 1972
at 4:11 o'clock P. M.
Recorded in Vol. X-72 of DEEDS
Page 3861
Wm. D. MILNE, County Clerk
By Hazel Wright
Fee \$4.00

Return to:

Justy G. ...

540 ...

Klamath Falls, Oregon

976-61