732411 Vol. 1173 TEVENE 1 53.0 PONTLAND. ONE FORM No. 762-SPECIAL WARRANTY DEED. KNOW ALL MEN BY THESE PRESENTS, That CLIFFORD J. EMMICH and WINIFRED L. EMMICH, h.w, 1931 El Arbolita Dr., Gendale, California, 91208 , hereinafter culled grantor, 25a. → Vam REGISTRARCSIGNAT for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ____PHILIP_W.__CURTIS, a married man, 3336 Palos Verdes Drive, North; Palos Verdes, California RESERVED hereinalter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County A ŝ particularly described as follows: M Beginning at Northwest corner of said Southeast 1/4 of South-west 1/4, thence east 640 feet, thence south 800 feet, thence west 640 feet, thence north 800 feet to the point of beginn-ing, and, South 1/2 of Southeast 1/4 and, West 1/2 of Southwest 1/4 of Southwest of Southwest 1/4 and Northwest 1/4 of Northwest 1/4 of Northwest 1/4 and North 1/2 of Southwest 1/4 of Northwest 1/4 and Northwest 1/4 and North 1/2 of North 1/2 of Northwest 1/4 and 3 ---- $\underline{\mathbb{N}}$ Section 12: Section 13: 89 North 1/2 of North 1/2 of Northwest 1/4 and Northwest 1/4 and North 1/2 of North 1/2 of Northest 1/4 and North 1/2 of South 1/2 of North 1/2 of Northeast 1/4 and North 1/2 of Northeast 1/4 of Northwest 1/4 and North 1/2 of South 1/2 of Northeast 1/4 of Northwest 1/4 Section 14: Nam Stree Add City State M-1413 (240 acres mor or less) In12 This conveyance is made subject to rights, reservations of record, and those apparent on the land but is not subject to Mortgage from Scherer to Federal Land Bank, Klamath Falls, Oregon or the Mortgage from Emmich $\tilde{\zeta}$ to Scherer which Vendee does not assume and Vendor will hold Vendee harmless therefrom. -197-197-2 C 2 g To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns FOR A that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will war-27 rant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 23,000.00... REMIS PACKAT MAX Sconsideration (THE KAN AND AND STATES the real -State of CLIFFORD J J EMMICH INFRED of the idiar California thenc STATE OF WRECON, County ofLos. Angeles. thenc) 55. September 9, 19..71 Personally appeared the above named ...Clifford J. Emmich and Winifred L.Emmich. the S of th Rnowleaser instrument to be ...their Orego voluntary act and deed Barbara L. Stewart Before me: ter L'Alevart NOTARY PUBLIC - CALIFORNIA PRINCIPAL OFFICE IN LOS ANGELES COUNTY Notary Public for XOrkgonx California My commisison expires nission Expires March 26, 1974 My Com leted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special S Dated:___ STATE OF OREGON, Special WARRANTY DEED County of KLAMATH I certify that the within instru-CLIFFORD J. EMMICH and ment was received for 12th day of Feb. at 11:44 o'clock A:M. was received for record on the WINIFRED L. EMMICH ., 19.73 (DON'T USE THIS SPACE: RESERVED at 11:44 o'clock A:M., and recorded in book M-73 on page 1534 FOR RECORDING PHILIP W. CURTIS State of Call LABEL IN COUN Record of Deeds of said County. TIES WHERE USED.1 Witness my hand and seal of County of ŝ County affixed. AFTER RECORDING RETURN T PHILIP W. CURTIS WM D. MILNE personally a 3336 PAlos Verdes DR. No. COUNTY CLERK Palos Verdes Estates, Cal. FEE \$2.00 Title. 762 known to me 90274 executed the C/L 200 Witness my h ILE OTHER WA C DC TT