

73456

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WARRANTY DEED

This Indenture, Made the 5th day of January, 1973

Between Western Land and Cattle Co.

, the party of the first part,

And Harry Hutchinson and Farris Hutchinson,
Husband and Wife,

, the parties of the second part,

Witnesseth: That the said party..... of the first part, for and in consideration of the sum of \$995 and no/100----- Dollars, lawful money of the United States of America, to them..... in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does.. by these presents, grant, bargain, sell, convey and confirm, unto the said parties of the second part, and to their..... heirs and assigns forever, all that.... certain lot...., piece.... or parcel.... of land situate, lying and being in the vicinity of..... Sprague River....., County of Klamath....., and State of Oregon....., and bounded and particularly described as follows, to-wit:

The southeast quarter of the northwest quarter of the southeast quarter of Section 5, Township 36 South, Range 11 East, Willamette Meridian, consisting of ten acres and subject to covenants, reservations, and easements of record, and reserving 15 feet along the west and north side of the ten acres for road easement.

Seller agrees to grant to buyers any and all mineral rights he has in the above described ten acres.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold, the same to the said Harry and Farris Hutchinson their heirs and assigns forever; and the said first part. Y. does hereby covenant with the said Harry and Farris Hutchinson, and their legal representatives, that the said real estate is free from all encumbrances

and that he will and his heirs, executors and administrators shall WARRANT AND DEFEND the same to the said Harry and Farris Hutchinson, their heirs and assigns forever, against the just and lawful claims and demands of all persons whomsoever.

In Witness Whereof, the said part. Y. of the first part has hereunto set his hand and seal the day and year first above written.

WESTERN LAND AND CATTLE CO.
Charles W. Shows, President
 Western Land and Cattle Co.
 Charles W. Shows, President

STATE OF California }
 County of Los Angeles } ss.

On Feb. 8, 1973 before me, the undersigned, a Notary Public in and for said State, personally appeared Charles W. Shows

known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.



Title Order No.

(Seal) *Dorothy M. Brown*
 Dorothy M. Brown
 NAME (TYPED OR PRINTED)
 Notary Public in and for said State.

Escrow or Loan No.

ORDER No.
When recorded, please mail this
instrument to

Harry Hutchinson
1214 Chamberlain
Lawrence, Idaho
83706

No.

WARRANTY DEED

To

DATED, 19....

S. 12. Or to E. 2004,
County of Klamath

Filed for record at request of

Harry Hutchinson

of this 20 day of February A.D. 1973

at 1:14 of P.M. and d.Y.

recorded in Vol. M73 of

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Wm. O. MILNE, County Clerk

By *William O. Milne* Deputy

Fee \$6.00

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