

76499

Vol. 73 Page 5903

FORM No. 762—SPECIAL WARRANTY DEED.

1967

KNOW ALL MEN BY THESE PRESENTS, That **GEORGE A. PONDELLA JR.**,
a single man, 700 Ridge Drive, Glendale, California

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
GORDON R. JENSEN, a single man, 428 S. Walter Ave., Newbury Park,
California 91320

hereinafter 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
of **Klamath**, State of Oregon, described as follows, to-wit:

TOWNSHIP 36 South, Range 12 East, W.M.

Section 36: North $\frac{1}{4}$ of North $\frac{1}{4}$ of South $\frac{1}{4}$ of Southeast $\frac{1}{4}$ Of Southwest $\frac{1}{4}$.
(5 acres)

This conveyance is made subject to easements, rights of way of record,
those apparent on the land and grantor reserves an easement for joint
user roadway and all other roadway purposes over and along a 30 ft.
wide strip of land east and parallel to the westerly boundary.

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
that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will war-
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 **\$1,000.00**
~~However, the consideration stated in this deed is not to be taken as the actual consideration paid for this transfer, but as the consideration stated in this deed.~~

In construing this deed the singular includes the plural as the circumstances may require.
Witness grantor's hand this 17th day of December, 1968

George A. Pondella Jr.

CALIFORNIA
STATE OF **OREGON**, County of **Los Angeles**) ss. December 17, 1968
Personally appeared the above named **George A. Pondella Jr.**

and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)
OFFICIAL SEAL
ALICE M. LINDER
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Commission expires June 10, 1972

Before me: *Alice M. Linder*
Notary Public for **California**
My commission expires June 10, 1972

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.

Special WARRANTY DEED

George A. Pondella Jr.

TO
Gordon R. Jensen

AFTER RECORDING RETURN TO
GORDON R. JENSEN
428 S. WALTER AVE.
NEWBURY PARK, CAL.
91320

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

FEE \$ 2.00

STATE OF OREGON,

County of **KLAMATH**) ss.

I certify that the within instru-
ment was received for record on the
16th day of MAY, 1973,
at 10:47 o'clock A.M., and recorded
in book M.73 on page 5903.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE

COUNTY CLERK Title.

By *Raymond Dray* Deputy

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