

WARRANTY DEED

This Indenture Witnesseth, THAT EDWARD E. SIMMONS and NELLIE L. SIMMONS,

hereinafter known as grantors for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto VULCAN MANUFACTURING CO., a partnership consisting of Gary D. Phifer and Fred L. Rueck, its successors and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

The Westerly 50 feet of Lots 1 and 2 and the West 50 feet of the North 30 feet of Lot 3 and the East 50 feet of the N½ of Lot 8 and the East 50 feet of Lots 9 and 10, All in Block 8 of BONANZA, in the City of Bonanza, Klamath County, Oregon.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Horsefly Irrigation District; Easements and rights of way of record and those apparent on the land, if any.

\$1,000.00

The true and actual consideration for this transfer is \$ ~~1,000.00~~

The foregoing recitation of consideration is true as I verily believe.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, its successors and assigns forever. And the said grantors do hereby covenant to and with the said grantee, its successors and assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 21st day of May, 1973

(SEAL) *Nellie L. Simmons* (SEAL)
(SEAL) *Edward E. Simmons* (SEAL)

STATE OF OREGON, County of Klamath ss. May 23, 1973
Personally appeared the above named Edward E. Simmons and Nellie L. Simmons,

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

From Office of
GARY GORDON & SISEMORE
First Federal Building
Klamath Falls, Oregon

Before me:
James D. Rocchi
Notary Public for Oregon.
My commission expires 10-25-74

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 5th day of June 1973, at 11:15 o'clock A.M., and recorded in book M73 on page 6891 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
By *Cynthia [Signature]* County Clerk-Recorder
Deputy

Fee \$2.00

return to:
775+P
540 Main
City

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