

28-7448 91864 WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That ROBERT H. VOGEL and GWEN M. VOGEL, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CARL S. UCHWAT and BRENDA R. UCHWAT, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit: A portion of the SE1/4NW1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, described as follows: Beginning at a point on the Southerly boundary of said SE1/4 NW1/4 of said Section 2, 495.0 feet East of the Southwest corner of said SE1/4 NW1/4 of said Section 2; thence North and parallel to the West line of said SE1/4 NW1/4 of said Section 2, 1,220.0 feet to the Southwest corner of the tract herein conveyed being the place of beginning of this description; thence from said place of beginning East and parallel to the North line of said SE1/4 NW1/4 of Section 2, 165.0 feet; thence North and parallel to the West line of said SE1/4 NW1/4 of said Section 2, 100.0 feet, more or less, to the North line of said SE1/4 NW1/4 of said Section 2; thence West along the North line of said SE1/4 NW1/4 of said Section 165.0 feet; thence South and parallel to the West line of said SE1/4 NW1/4 of said Section 2, 100.0 feet, more or less, to the place of beginning.

SUBJECT TO: Reservations, restrictions, rights-of-way and easements of record and those (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) apparent on the land. To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 18,500.00 . However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 22 day of July, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, } ss.  
County of Klamath }  
July 22, 1974.

Personally appeared the above named Robert H. Vogel and Gwen M. Vogel

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

(OFFICIAL SEAL) Notary Public for Oregon 8/22/75  
My commission expires

STATE OF OREGON, County of } ss.  
July 22, 1974.

Personally appeared \_\_\_\_\_ and \_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of \_\_\_\_\_, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: (OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires:

Robert H. Vogel and Gwen M. Vogel

GRANTOR'S NAME AND ADDRESS  
Carl S. Uchwat and Brenda R. Uchwat

GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Mr. and Mrs. Carl S. Uchwat  
2011 Hope  
Klamath Falls, Oregon 97601

Until a change is requested all tax statements shall be sent to the following address:  
Equitable Savings & Loan Assn  
1300 S.W. Sixth  
Portland, Or. 97201

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 12th day of AUGUST, 1974, at 10:56 o'clock A.M., and recorded in book M-74 on page 9769 or as file/reel number 91864, Record of Deeds of said county.

Witness my hand and seal of County affixed

WM D. MILNE

Recording Officer  
By Hazel D. Vogel Deputy

FEE \$2.00

AUG 12 10 55 AM 1974