

92179

28-7691
28-7648

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That KLAMATH DISPOSAL, INC., an Oregon Corporation,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by THEODORE BROWN and JEAN BROWN, husband and wife, hereinafter called the grantees, 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 tract of land beginning at an iron pin, on the North right of way line of the road which lies North along the Quarter line a distance of 664.6 feet and N 59°53' E along the North right of way line of the road, a distance of 258.8 feet from the iron axle which marks the quarter section corner common to Sections 7 and 18, Twp. 38 S., R. 9 E.W.M., in Klamath County, Oregon, and running thence N 6°02' E a distance of 481.7 feet to an iron pin; thence N 59°53' E a distance of 336 feet to an iron pin; thence S 6°02' W a distance of 481.7 feet to an iron pin on the North right of way line of the road; thence S 59°53' W along the North right of way line of the road a distance of 336 feet, more or less, to the point of beginning; in the NW 1/4 SE 1/4 of Section 7 and in the SW 1/4 SE 1/4 of Section 7 all in Township 38 South, Range 9 E.W.M., Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 seised in fee simple of the above granted premises, free from all encumbrances except 1974-75 real property taxes which are now a lien, but not yet payable, and all future real property taxes, reservations, restrictions, easements and rights of way of record, and those apparent on the land, 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 \$3,000.00

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 20 day of August, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of _____,

Personally appeared the above named _____,

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: _____

STATE OF OREGON, County of Klamath) ss.
August 20, 1974

Personally appeared Walter J. Wilczynski, Jr. and Lois Golden, who, being duly sworn, each for himself and rat on for the other, did say that the former is the president and that the latter is the secretary of KLAMATH DISPOSAL, INC., 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:
Notary Public for Oregon
My commission expires: 1-7-76

(OFFICIAL SEAL)

Klamath Disposal, Inc.
333 Spring Street
Klamath Falls, Oregon
Theodore Brown & Jean Brown

GRANTOR'S NAME AND ADDRESS

Theodore & Jean Brown
Route 3, Box 1056
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all her statements shall be sent to the following address:

Box 3, R. 1056
City, 9

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

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NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 21st day of AUGUST, 1974, at 10:59 o'clock AM, and recorded in book M-715 on page 10171 or as 92179

Record of Deeds of said county.

Witness my hand and seal of County of Klamath.

WM. D. MILNE

Recording Officer

By: [Signature] Deputy

FEE \$ 2.00