FORM No. 623—WARRANTY DEED (Individual or Corporate)

1-1-74 **2199** WARRANTY DEED Vol. M75 Page 7282

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH DEVELOPMENT COMPANY, an Oregon Corporation,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by KLAMATH RIVER ACRES OF OREGON, LTD., a limited partnership *, 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:*

JUN 27 1975 RECEIVED 11:00 am

Lot 6, Block 17, Second Addition, Klamath River Acres, according to the official plat thereof on file in the records of 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 seized in fee simple of the above granted premises, free from all encumbrances except easements and restrictions of record or apparent on the face of 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 $ 600.00 .

(The sentence between the symbols ①, 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 26th *day of* June *, 1975 ; 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)

KLAMATH DEVELOPMENT COMPANY

By: E. J. Shipsey
President

STATE OF OREGON, }
County of Klamath } ss.
June 26, *, 19* 75

Personally appeared the above named E. J. SHIPSEY, President of Klamath Development Company *and acknowledged the foregoing instrument to be* his *voluntary act and deed.*

Before me: Mildred D. Lewis

(OFFICIAL SEAL)

Notary Public for Oregon
My commision expires 7/19/78

STATE OF OREGON, County of) ss.
, 19
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:

Klamath Development Company

GRANTOR'S NAME AND ADDRESS

Klamath River Acres of Oregon, Ltd.

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath River Acres of Oregon, Ltd.
Box 52
Keno, ORegon 97627

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, }
County of KLAMATH } ss.

I certify that the within instrument was received for record on the 27th *day of* JUNE *, 19* 75 *, at* 11;00 *o'clock* AM., *and recorded in book* M 75 *on page* 7282 *or as file/reel number* 2199 *, Record of Deeds of said county.*

Witness my hand and seal of County affixed.

WM. D. MILNE
Recording Officer
By Hazel Drazil *Deputy*

FEE $ 2.00