

17575

WARRANTY DEED

Vol. 76 Page 12491

KNOW ALL MEN BY THESE PRESENTS, That Klamath River Acres of Oregon, Ltd., a limited partnership, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by. GEORGE P. TERDIK and BEVERLY A. TERDIK, 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:

Lot 2, Block 36, Sixth 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 \$5,900.00.

~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$5,900.00.~~

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 20th day of October, 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)

STATE OF OREGON,

County of Klamath

October 20, 1975.

STATE OF OREGON, County of

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)

Personally appeared the above named E. J. SHIPSEY, a general partner of Klamath River Acres

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 7/19/78

Notary Public for Oregon

My commission expires:

Klamath River Acres of Oregon, Ltd.

Box 52

Keno, Oregon 97627

GRANTOR'S NAME AND ADDRESS

George P. and Beverly A. Terdik

7644 Comstock Way

San Diego, California 92120

GRANTEE'S NAME AND ADDRESS

After recording return to:

George P. and Beverly A. Terdik

P.O. Box 1173

El Cajon, Calif. 92022

NAME, ADDRESS, ZIP

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

George P. and Beverly A. Terdik

P.O. Box 1173

El Cajon, Calif. 92022

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 19

at o'clock M., and recorded in book on page or as file/reel number.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

Deputy

By

ACKNOWLEDGMENT BY ATTORNEY IN FACT

12492

STATE OF OREGON)

) ss

County of Klamath)

On the 20th day of October, 1975, personally appeared E. J. SHIPSEY, who being first duly sworn, did say that he is the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he executed the foregoing instrument by authority of and in behalf of said Principal; and that he acknowledged said instrument to be the act and deed of said Principal.

Before me:

Mildred J. Lewis
Notary Public for Oregon
My Commission expires: 7-19-78

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXX~~

this 12th day of AUGUST A. D. 1976 at 2:48 o'clock PM., and
duly recorded in Vol. M-76, of DEEDS on Page 12491

FEE \$ 6.00

Wm D. MILNE, County Clerk

By *Hazel Dray*