

1-1-74

20852

A-27447

WARRANTY DEED

Vol. 76 Page 17031

KNOW ALL MEN BY THESE PRESENTS, That WINFRED S. ROBINSON and DORIS M. ROBINSON, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WADE E. PITCHER and VELMA I. PITCHER, 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 tract of land described as follows: Beginning at an iron pin on the East line of Lot 1 which lies South along the East line of Lot 1 a distance of 118.2 feet from the iron pin which marks the Northeasterly corner of Lot 1, Block 1 of Re-Subdivision of Blocks 2B and 3 of HOMEDALE in the E 1/2 NE 1/4 of Section 11, Twp. 39 S., R. 9 E.W.M., in Klamath County, Oregon, and running thence West at right angles a distance of 76.3 feet to an iron pin; thence South parallel to the East line of Lot 1 a distance of 256.3 feet to an iron pin which lies on the Northerly right of way line of the Leland Drive; thence following Northerly right of way of Leland Drive a distance of 96 feet to an iron pin; thence North along the East line of Lots 2 and 1, Block 1 of Re-Subdivision of Block 2B and 3 of HOMEDALE a distance of 314.6 feet, more or less to the point of beginning, said tract containing 0.5 acres, more or less and being portions of Lots 1 and 2 and the irrigation ditch right of way as shown on the plat of Re-Subdivision of Blocks 2B and 3 of HOMEDALE

(CONTINUED ON REVERSE SIDE)

(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 as above set forth

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 \$28,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 43-030.)

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 27th day of October, 1976; 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)

Doris M. Robinson
Winfred S. Robinson

STATE OF OREGON,

County of Klamath

October 27, 1976

STATE OF OREGON, County of) ss.

October 27, 1976

Personally appeared

and

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 be-

half 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:

Personally appeared the above named WILFRED S. ROBINSON and DORIS M. ROBINSON, husband and wife,

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

Before me: Wilma L. Hansen

(OFFICIAL SEAL) Notary Public for Oregon

My commission expires: 2-7-80

Wilfred S. Robinson et ux

GRANTOR'S NAME AND ADDRESS

Wade E. Pitcher et ux

GRANTEE'S NAME AND ADDRESS

After recording return to:

Wade E. Pitcher
2418 Kane
City

NAME, ADDRESS, ZIP

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

Wade E. Pitcher
2418 Kane
City

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of) ss.

I certify that the within instrument was received for record on the day of 1976,

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

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

76 OCT 27 PM 2 59

17085

in the E 1/2 NE 1/4 of Section 11, Township 39 South, Range 9 E.W.M.

SUBJECT TO: All future real property taxes and assessments; acreage and use limitations under United States Statutes and regulations issued thereunder; liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; rules, regulations and assessments of South Suburban Sanitary District; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO

this 27th day of October A. D. 19 76 at 2:59 o'clock PM. add

duly recorded in Vol. M 76, of DEEDS on Page 17084

FEE \$ 6.00

By Wm D. MILNE County Clerk
Hazel M. Moe

