

21838

Vol. 76 Page 17455

LOST RIVER DEVELOPMENT CO.,

KNOW ALL MEN BY THESE PRESENTS, That

a corporation

hereinafter called the grantor, hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

Lot 1 in Block 2 of RIVER RANCH ESTATES

Subject to: Covenants, conditions, plat restrictions, reservations, rights, rights of way, and easements now of record,

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are free from all encumbrances except as set forth above and those apparent on the land

and that grantor will warrant and forever defend the above granted 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 \$5,500.00

Hence, the true and actual consideration paid for this transfer, stated in terms of dollars, is \$5,500.00

(indicate which)

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

IN WITNESS WHEREOF, the grantor has executed this instrument on the 27th day of October, 1976, if the grantor is a corporation, it has caused its corporate name to be signed and its officers duly authorized thereunto by order of its board of directors.

LOST RIVER DEVELOPMENT CO.

By: J. K. O'Neill, President

Sondra S. O'Neill, Secretary

STATE OF OREGON, County of Klamath

Personally appeared J. K. O'Neill and Sondra S. O'Neill 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 said instrument was signed and acknowledged 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: Susan L. Stockwell, Notary Public for Oregon, My commission expires: 6-13-80

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

Personally appeared the above named

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

(SURVIVORSHIP)

Lost River Development Co.

TO

Lloyd E. McClure

Catherine M. McClure

STEVENS-NESE LAW PUB. CO., PORTLAND, ORE.

When recorded return to: Mr. & Mrs. Lloyd McClure, 4233 Lombard Drive, Klamath Falls, Or

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

INDEXED

D 1

FEE \$ 3.00

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 3rd day of Klamath, 1976, at 10:43 o'clock A.M., and recorded in book M 76 on page 17455 or as file number 21098, Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK Title.

By Hazel Drazic Deputy.

Until a change is requested, all tax statements shall be sent to

Lloyd E. McClure, 4233 Lombard Drive, Klamath Falls, Or

re-recorded to correct recording data

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 19th day of NOVEMBER A.D., 1976 at 10:20 o'clock A.M., and duly recorded in Vol. M 76 of DEED on Page 18434.

FEE NONE

WM. D. MILNE, County Clerk

By Hazel Drazic Deputy