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1967/50

KNOW ALL MEN BY THESE PRESENTS, That GEORGE A. PONDELLA JR.,
Chiloquin, Oregon

hereinafter called the grantor, for the consideration hereinafter stated,
 to grantor paid by FORREST G. DOWNING and LILLIAN M. DOWNING, husband and wife,
2750 Villa Way, Springfield, Oregon 97447

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, sit-
 uated in the County of Klamath and State of Oregon, described as follows, to-wit:

That portion of Lot # 3 lying Southwesterly of the Silver Lake Road and that portion of
 Lot # 4 lying Southwesterly of the Silver Lake road in Section 10 and the North $\frac{1}{4}$ of the
 Northwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ of Section 15 all in Township 31 South, Range 9 East, W.M.

This conveyance is made subject to easements, rights of way of record, those apparent
 on the land and Grantor reserves an easement for joint user roadway and all other
 roadway purposes over and across a 30 ft. wide strip of land laying East of, adjoining
 and parallel to the westerly boundary.

(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
 hereinabove set forth.

and that
 grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
 ful 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 \$ 14,000.00
 However, the actual consideration consists of or includes other property or value given or promised which is
 part of the consideration (indicate which) $\odot$

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 2nd day of March, 1973

George A. Pondella Jr.

STATE OF OREGON, County of Klamath

) ss.

March 21973

Personally appeared the above named

GEORGE A. PONDELLA JR.

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

Before me:

Hennette Markward

Notary Public for Oregon

My commission expires April 15, 1974

(OFFICIAL SEAL)

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

WARRANTY DEED

GEORGE A. PONDELLA JR.

TO

FORREST G. DOWNING and

LILLIAN M. DOWNING

AFTER RECORDING RETURN TO

F. J. Lillian Downing
2750 Villa Way
Springfield Oregon 97447

(DON'T USE THIS
 SPACE; RESERVED
 FOR RECORDING
 LABEL IN COUN-
 TIES WHERE
 USED.)

FEE \$ 3.00

STATE OF OREGON

County of KLAMATH

I certify that the within instru-
 ment was received for record on the
 7th day of DECEMBER, 1976

at 2:18 o'clock P. M., and recorded
 in book M 76 on page 19650 or as
 filing fee number 22613, Rec-
 ord of Deeds of said County.

Witness my hand and seal of
 County affixed.

WM. D. MILNE

COUNTY CLERK

Title

By J. Hazel Dray Deputy

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