

32399

WARRANTY DEED

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123069

KNOW ALL MEN BY THESE PRESENTS, That WM T. WOOD

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GENE A. SIMKIN, 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:

From Beginning Point northwest marker 175' in an easterly direction to metal marker southerly direction 103' then in an easterly direction 415' to metal marker then 103' in a northerly direction to metal marker then 415' in westerly direction to Beginning marker (approx. 1 acre)
 easement for water rights to well on T W WOOD'S PROPERTY

(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

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 1100.00.
 However, the actual consideration consists of ~~or includes other property or value given or promised which is the whole consideration (indicate which)~~. (The sentence between the symbols ©, 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 21 day of June, 1977;
 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)

X Wm T. Wood
 X Gene A. Simkin

STATE OF OREGON, } ss.
 County of Deschutes
June 21, 1977.

Personally appeared the above named
Wm T. Wood and
Gene A. Simkin
 and acknowledged the foregoing instrument to be a voluntary act and deed.

Before me:
 (OFFICIAL SEAL) Clyde F. Masters
 Notary Public for Oregon
 My commission expires: 12/21/80

STATE OF OREGON, County of Deschutes) ss.
June 21, 1977.
 Personally appeared Wm T. Wood and
Gene A. Simkin who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
N/A president and that the latter is the
N/A 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:
 Notary Public for Oregon
 My commission expires:

Wm T. Wood
Box 110
Crescent OR 97733
 GRANTOR'S NAME AND ADDRESS
Gene A. Simkin
P.O. Box 154
Crescent Oregon 97733
 GRANTEE'S NAME AND ADDRESS

After recording return to:
GENE A. SIMKIN
P.O. Box 154
CRESCENT OR. 97733
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
GENE A. SIMKIN
P.O. Box 154
CRESCENT OR. 97733
 NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
 County of Klamath

I certify that the within instrument was received for record on the 12th day of July, 1977, at 3:56 o'clock P.M., and recorded in book M 77 on page 12306 or as file/reel number 32399, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne Recording Officer
 By Hazel Drayton Deputy

Fee \$3.00