

1-1-74

MTC 4216

36862

SPECIAL WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That WINEMA PENINSULA, INC., an Oregon corporation, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GEORGE A. PONDELLA, JR., hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 1 in Block 1 of SADDLE MOUNTAIN ESTATES, TRACT NO. 1055, according to the official plat thereof on file in the office of the County Clerk 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 the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

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

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 23rd day of September, 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)

STATE OF OREGON,

County of _____,

19____,

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires _____

WINEMA PENINSULA, INC., an Oregon corporation

By: _____

By: _____

STATE OF OREGON, County of Klamath,

Sept 27, 1977

Personally appeared Leroy Cienger and Elvire P. Cienger, 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

Winema Peninsula, Inc., 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:

Bonnie M. Kucher

Notary Public for Oregon

My commission expires: 11-30-78

STATE OF OREGON,

County of Klamath,

I certify that the within instrument was received for record on the 5th day of OCTOBER, 1977, at 3:24 o'clock PM, and recorded in book M77 on page 18982 or as file/reel number 36862.

Record of Deeds of said county. Witness my hand and seal of County affixed.

WM. D. MILNE

By: _____ Recording Officer
Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. George A. Pondella, Jr.
P.O. Box 286
Chilagwin, OR 97624

NAME, ADDRESS, ZIP

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

Mr. & Mrs. Phillip C. Grana
315 No. Shady Glen
Covina, Calif. 91724

NAME, ADDRESS, ZIP