

37586

WARRANTY DEED

Vol. 77 Page 20043

KNOW ALL MEN BY THESE PRESENTS, That O. D. GASTON and IVA GASTON, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CARL A. RAJNUS and VIRGINIA MAE RAJNUS, 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:

Township 40 South, Range 12 East of the Willamette Meridian:

Section 20: S $\frac{1}{2}$  of NW $\frac{1}{4}$ , SW $\frac{1}{4}$  of NE $\frac{1}{4}$ , S $\frac{1}{2}$  except the NE $\frac{1}{4}$  of SE $\frac{1}{4}$ Section 28: NW $\frac{1}{4}$  of NW $\frac{1}{4}$ Section 29: NE $\frac{1}{4}$  of the NW $\frac{1}{4}$ , N $\frac{1}{2}$  of NE $\frac{1}{4}$ , SE $\frac{1}{4}$  of NE $\frac{1}{4}$ , NE $\frac{1}{4}$  of SE $\frac{1}{4}$  except South 1030 feet, ALSO except property conveyed to Shasta View Irrigation District in Deed recorded in Volume M75, page 13758, Microfilm Records of Klamath County, Oregon.Section 30: NE $\frac{1}{4}$ , N $\frac{1}{2}$  of SE $\frac{1}{4}$ , NE $\frac{1}{4}$  of NW $\frac{1}{4}$ , N $\frac{1}{2}$  of SE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Lot 1 and N $\frac{1}{2}$  of Lot 2

Township 40 South, Range 11 East of the Willamette Meridian:

Section 24: S $\frac{1}{2}$  of NE $\frac{1}{4}$ , N $\frac{1}{2}$  of N $\frac{1}{2}$  of SE $\frac{1}{4}$ , all lying East of the Malin-Bonanza Road

Section 29, Township 40 South, Range 12 East of the Willamette Meridian:

NW $\frac{1}{4}$  NW $\frac{1}{4}$ , S $\frac{1}{2}$  NW $\frac{1}{4}$ , N $\frac{1}{2}$  SW $\frac{1}{4}$ , S $\frac{1}{2}$  NE $\frac{1}{4}$  and NW $\frac{1}{4}$  SE $\frac{1}{4}$  and Southerly 1030 feet of NE $\frac{1}{4}$  SE $\frac{1}{4}$  EXCEPTING THEREFROM that portion conveyed to Shasta View Irrigation District.

Section 30, Township 40 South, Range 12 East of the Willamette Meridian:\*\*\*

(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

\*\*\*N $\frac{1}{2}$  of Lot 4; SE $\frac{1}{4}$  of SW $\frac{1}{4}$  lying Northeasterly of Malin-Bonanza Highway.

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 \$125,000.00

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 26th day of August, 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)

O. D. Gaston  
Iva M. Gaston

STATE OF OREGON,

County of Klamath

August 26, 1977

STATE OF OREGON, County of \_\_\_\_\_, ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_, and \_\_\_\_\_, 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 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: \_\_\_\_\_, 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: \_\_\_\_\_, a corporation,

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(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 5/26/78

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 19th day of OCTOBER, 1977, at 1:18 o'clock P.M., and recorded in book M77 on page 20043 or as file/reel number 37586.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Bernetha Lock Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Box 784  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP