

22563

1-1-74

39287

WARRANTY DEED

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38-13240

KNOW ALL MEN BY THESE PRESENTS, That James T. Ritchey and Lola M. Ritchey, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by George F. Fortune and William R. Bucher as tenants in common, 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:

N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ and S $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 19, Township 33 South, Range 7 East of the Willamette Meridian.

SUBJECT, however, to the following:

Rights of the public in and to any portion of the above described property lying within the limits of roads or highways.

(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 noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed

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.

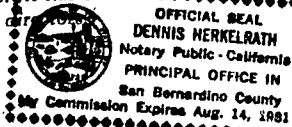
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,500.00

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 5 day of October, 19 77; if a corporate grantor it has caused the same 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)



James T. Ritchey
James T. Ritchey
Lola M. Ritchey
Lola M. Ritchey

STATE OF CALIFORNIA } ss.
County of San Bernardino }
October 5th, 19 77

STATE OF OREGON, County of _____) ss.
_____, 19 _____

Personally appeared the above named
James T. Ritchey and
Lola M. Ritchey
and acknowledged the foregoing instrument to be their voluntary act and deed.

Personally appeared _____, 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.

(OFFICIAL SEAL)

Before me:
Gilman H. Hefner
Notary Public for California
My commission expires: Aug. 14, 1981

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

After recording return to:

Winema
Box 376
Chiloquin

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 18th day of November, 19 77, at 3:34 o'clock P.M., and recorded in book M77 on page 22563 or as file/reel number 39287, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Hazel Orsinger Recording Officer
Deputy
Fee \$3.00