

39409

WARRANTY DEED

Vol. 77 Page 22730

STEVENS NESS LAW PUBLISHING CO., PORTLAND, ORE. 97204

KNOW ALL MEN BY THESE PRESENTS, That EDWARD BERNARD BRENNAN, also known as EDWARD B. BRENNAN, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by EDWARD CARY BRENNAN 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:

See Exhibit "A", Attached hereto

SUBJECT TO: Reservations, restrictions, rights of way and easements of record and those apparent on the land.

(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

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 \$love & affection. However, the actual consideration consists of or includes other property or value given or promised which is 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 17 day of November, 19 77; 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 Edward Bernard Brennan
P.O. Box 144
Keno, Oregon 97627

STATE OF OREGON,
County of Klamath } ss.
November 17, 19 77.

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

Personally appeared the above named Edward Bernard Brennan also known as Edward B. Brennan and acknowledged the foregoing instrument to be his voluntary act and deed.

Personally appeared _____ and _____ who, being duly sworn, each in, 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: _____
Notary Public for Oregon
My commission expires: 8/11/78

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

Edward B. Brennan
Keno, Oregon

GRANTOR'S NAME AND ADDRESS

Edward C. Brennan
Box 144
Keno, OR 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:
Edward C. Brennan
Box 144
Keno, OR 97627

NAME, ADDRESS, ZIP

Edward C. Brennan
Box 144
Keno, OR 97627

NAME, ADDRESS, ZIP

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

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of _____) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____ Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

22731

A tract of land situated in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ of section 36, T39S, R7EWM, Klamath County, Oregon, more particularly described as follows:

Beginning at the SE 1/16 corner of said section 36, as shown on recorded survey No. 2556, as recorded in the office of the Klamath County Surveyor; thence S00°09'58"E, along the east line of the SW $\frac{1}{4}$ SE $\frac{1}{4}$, 295.16 feet; thence NE9°55'18"W, parallel with the north line of said SW $\frac{1}{4}$ SE $\frac{1}{4}$, 295.16 feet; thence N00°09'58"W, parallel with said east line of said SW $\frac{1}{4}$ SE $\frac{1}{4}$, 295.16 feet to the north line of said SW $\frac{1}{4}$ SE $\frac{1}{4}$; thence S69°55'18"E 295.16 feet to the point of beginning, containing 2.00 acres, with bearings based on said recorded survey No. 2556.

EXHIBIT "A"

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 22nd day of November A.D., 1977 at 1:17 o'clock P M., and duly recorded in Vol M77 of Deeds on Page 22730.

FEE \$6.00

WM. D. MILNE, County Clerk

By Bernetha D. Felich Deputy