

1-1-74

43493

WARRANTY DEED

Vol. M8 Page 3313KNOW ALL MEN BY THESE PRESENTS, That MX Land & Livestock Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jerry S. W. Haddox, 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:

T. 36 S., R. 10 E., W.M. Sec. 15: That part of N $\frac{1}{2}$ of S $\frac{1}{2}$ of SE $\frac{1}{4}$ that lays west of Squaw Flat Road 25 Acres M/L and Lot 10B and Northerly 59' Lot #11 and 5th St. adjoining unrecorded Western Cities, Sec. 14.
Subject to: rights, rights of way, easements of record, 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

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 \$ 9,000.00

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 16th day of January, 19 78; 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)



OFFICIAL SEAL
SANDRA I. KELLY
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires FEB 9, 1981

STATE OF OREGON,

County of _____

ss.

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:

Personally appeared CLARENCE J. LYNCH and WILLIAM E. EMMISON, 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 MX LAND AND LIVESTOCK CORPORATION, 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:

Sandra I. Kelly
Notary Public for Oregon

(OFFICIAL SEAL)

My commission expires:

MX Land & Livestock Corporation

Star Route 2

Chiloquin, Oregon 97624

GRANTOR'S NAME AND ADDRESS

Jerry S.W. Haddox

1506 Anita Lane

Newport Beach, Ca. 92660

GRANTEE'S NAME AND ADDRESS

After recording return to:

JERRY S.W. HADDOX

NAME, ADDRESS, ZIP

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

Jerry S.W. Haddox

1506 Anita Lane

Newport Beach, Ca. 92660

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 22nd day of February, 19 78, at 9:38 o'clock A.M., and recorded in book M78 on page 3313 or as file/reel number 43493.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernice H. Helock Recording Officer
Deputy

Fee \$3.00

ck 300