

49053

WARRANTY DEED

Vol. 78 Page 11228

KNOW ALL MEN BY THESE PRESENTS, That Klamath River Acres of Oregon, Ltd.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Michael D. Molling, 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:

Lot 3, Block 26, Fourth Addition to Klamath River Acres of Oregon, Ltd.
according to the official plat thereof on file in the records 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 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 easements and restrictions of record or apparent on the face of the land.

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 \$ 7,400.00

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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 25 day of May, 1978;
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)

Attorney-in-fact for Benjamin Curtis Harris a
general partner of Klamath River Acres of Oregon, Ltd.

STATE OF OREGON,
County of Klamath } ss.
May 25, 1978

STATE OF OREGON, County of } ss.
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Personally appeared _____ 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 _____

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 be-
half 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:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

Personally appeared the above named E. J.
Shipsey, a general partner of Klamath
River Acres of Oregon, Ltd.

and acknowledged the foregoing instru-
ment to be his voluntary act and deed.

NOTARIAL SEAL
(OFFICIAL SEAL)
PUBLIC

Notary Public for Oregon
My commission expires: 4/18/80

Klamath River Acres of Oregon, Ltd.
Box 52
Kenc, Oregon 97627

GRANTOR'S NAME AND ADDRESS

Michael D. Molling
1504 Fulton
Klamath Falls, Ore. 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Michael D. Molling
1504 Fulton
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

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

Michael D. Molling
1504 Fulton
Klamath Falls, Ore. 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,
County of } ss.

I certify that the within instru-
ment 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

SPACE RESERVED
FOR
RECORDER'S USE

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ACKNOWLEDGMENT BY ATTORNEY IN FACT

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STATE OF OREGON }
County of Klamath } ss

On the 25 day of May, 1978, personally appeared E. J. SHIPSEY, who being first duly sworn, did say that he is the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he executed the foregoing instrument by authority of and in behalf of said Principal; and that he acknowledged said instrument to be the act and deed of said Principal.

Before me: Delva M. Ellingboe
Notary Public for Oregon
My Commission Expires: 4/18/80

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Klamath River Acres
this 26th day of May A. D. 1978 at 11:42 o'clock AM., and
truly recorded in Vol. M78, of Deeds on Page 11228

Wm D. MILNE, County Clerk
By Bernice M. Hetch

Fee \$6.00