

38-14816-m

50700

KNOW ALL MEN BY THESE PRESENTS, That DWIGHT C. KIRCHER and DORIS I. KIRCHER, husband and wife, and JANE'S PARADISE ACRES, INC., an Oregon Corporation, dba RAINBOW PARK ON THE WILLIAMSON, a joint Venture,

for the consideration hereinafter stated to the grantor paid by NORMAN R. BOLT and JANNIE L. BOLT, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit: Lot 3, Block 4, RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof, TOGETHER WITH an undivided 1/68th interest in Lots 4 & 5, same plat, in Block 1.

SUBJECT TO: Public rights in Williamson River; Easements and rights of way of record; Reservations, restrictions and conditions shown on the plat and in the dedication of RAINBOW PARK ON THE WILLIAMSON; and to Declaration of Conditions and Restrictions dated Sept. 9, 1964 and recorded September 11, 1964 in Vol. 356 at page 116 of Klamath County, Oregon, Deed Records, which said Conditions and Restrictions Vendees take subject to and covenant and agree to fully perform, observe and comply with and which shall be appurtenant to and run with the premises herein sold,

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their 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 above granted 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 \$ 1,850.00. However, the actual consideration consists of or includes other property or value given or promised which is ~~not~~ the whole consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 3rd day of April, 1972; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

X Dwight C Kircher
X Doris I Kircher

JANE'S PARADISE ACRES, INC.
By: Jane A Ohlund President
Cheryl L Ohlund Secretary-Treasurer

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath ss. April 3, 1972. Personally appeared the above named DWIGHT C. KIRCHER, and DORIS I. KIRCHER, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.

STATE OF OREGON, County of Klamath ss. April 3, 1972. Personally appeared JANE A. OHLUND and CHERYL L. OHLUND 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 JANE'S PARADISE ACRES, INC., 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: Frank W Ohlund Notary Public for Oregon My commission expires: April 19, 1973

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NOTE-The sentence between the symbols 0, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO
AFTER RECORDING RETURN TO

Tax statements to Mr. & Mrs. Norman Bolt 7907 Noel Ct. Richmond, Va.

STATE OF OREGON, County of Klamath ss. I certify that the within instrument was received for record on the 26th day of June, 1978, at 3:41 o'clock PM, and recorded in book M78 on page 13685 Record of Deeds of said County.

Witness my hand and seal of County affixed. Wm. D. Milne County Clerk Title. By: Patricia G. [Signature] Deputy

(DON'T USE THIS SPACE! RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

Fee \$3.00

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