

TA38-14932-40

Vol. ^M 78 Page 16396

52436

WARRANTY DEED (CORPORATION)

LOST RIVER DEVELOPMENT COMPANY

Oregon

(State of incorporation)

PATRICK J. PATZKE AND ANNIE J. PATZKE, hsw

corporation, hereinafter called grantor, conveys to

all that real property situated in Klamath County, State of Oregon, described as:A tract of land situated in the SE $\frac{1}{4}$ of section 21, T39S, R10E4W, Klamath County, Oregon, more particularly described as follows:

Beginning at the S $\frac{1}{4}$ corner of said section 21; thence N00°02'01"W 1323.85 feet to a 5/8-inch iron pin; thence continuing N00°02'01"W 35 feet, more or less, to the southerly bank of Lost River; thence easterly along said bank 1407 feet, more or less, to its intersection with the northerly extension of the westerly line of that tract of land described in Deed Volume 353, page 265 as recorded in the Klamath County deed records; thence S00°03'30"W along said line 1370 feet, more or less, to the northwest corner of said deed volume; thence continuing S00°03'30"W along said line and its southerly extension 533.64 feet to the south line of said section 21; thence N89°54'41"W 1254.50 feet (1271.5 feet by record) to the point of beginning, EXCEPTING the southerly 30.00 feet added to Klamath County by Deed Volume 157, page 320, of said Klamath County deed records, containing 48.6 acres, more or less, with bearings based on a solar observation, and being subject to all rights of way and easements of record or apparent.

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vn above.

SUBJECT TO a 60-foot easement whose easterly line is described as follows; Beginning at a point S89°54'41"E 1254.50 feet and N00°03'30"E 30.00 feet, said point being on the northerly right of way line of the County Road; thence N00°03'30"E, along the southerly extension of the westerly line of that tract of land described in said deed volume 353, page 265 and along said westerly line and its northerly extension, 599.71 feet.

red, this

resident

Secretary

By Patrick J. Patzke & Annie J. PatzkeSTATE OF OREGON, County of Klamath ss.July 27, 1978

Personally appeared P. J. O'Neill and Sandra S. O'Neill who, being duly sworn, did say that he is the President & 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 behalf of said corporation by authority of its Board of Directors, and he acknowledged said instrument to be its voluntary act and deed.

Before me:

DOUGLAS K. RICK
Notary Public for Oregon
My commission expires 7/21/79

Official Seal

- The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

TO

After Recording Return to: TA Donna

Send tax statements
Dept of Veterans
1225 Perry St S.E.
Salem, OR 97310

STATE OF OREGON,

) ss.

County of Klamath)

I certify that the within instrument was received for record on the 27th day of July, 19 78 at 3:31 o'clock P.M. and recorded in book 178 on page 16396 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Bernetha Helboth

Deputy

Fee \$8.00

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_____, a
conveys to

all that _____

16397

and covenant(s) that grantor is owner of the above described property free of all encumbrances except _____
Conditions, Restrictions and Easements of record

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.
The true and actual consideration for this transfer is \$ 73,500.00

Signed by authority of the Board of Directors, with the seal of said corporation affixed, this
27 day of July, 19 78.
(Corporate Seal) By P.A. O'Neill President
By Sandra S. O'Neill Secretary

STATE OF OREGON, County of Clatsop ss.

July 27, 19 78
Personally appeared P.A. O'Neill and Sandra S. O'Neill who, being duly sworn,
did say that he is the President & Secretary 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 he acknowledged said
instrument to be its voluntary act and deed.

Before me:

Donna K. Rick
Notary Public for Oregon
My commission expires 7/21/79

Official Seal

- The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

TO _____

After Recording Return to: TA Donna

Send tax statements
Dept of Veterans
1225 Ferry St S.E.
Salem, OR 97310

STATE OF OREGON,)
County of Clatsop) ss.

I certify that the within instrument was received for record
on the 27th day of July, 19 78
at 3:31 o'clock P.M. and recorded in book 1178
on page 16396 Records of Deeds of said County.
Witness my hand and seal of County affixed.

By Bernetha Schleich Deputy
County Clerk Title
Fee \$6.00