

53936

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That DONALD M. LEFLER

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
BRAD C. LEFLER

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:

Easterly 1.14 acres of Lot 7 - a tract of land situated in Lot 7, Block 4, Tract 1019 - Winemac Peninsula - Unit No. 2 - a duly recorded plat, and being more particularly described as follows:

Beginning at the southeast corner of said Lot 7; thence N89°50'08"W. along the south line of said Lot 7 163.00 feet; thence North 246.76 feet to the right of way line of the cul-de-sac of Annie Court; thence easterly along the arc of said cul-de-sac (radius bears N29°54'33"E 50.00 feet, central angle is 29°54'33") 26.10 feet to the northeasterly corner of said Lot 7; thence South 342.78 feet to the point of beginning containing 1.14 acres, being subject to all easements and rights of way of record or apparent.

(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

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 \$1.00 (one dollar)
~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols , if not applicable, should be deleted. See ORS 92.040.)

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 14th day of August, 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)

Donald M. Lefler

Donald M. Lefler

STATE OF OREGON,

County of Klamath } ss.
August 19, 1978.Personally appeared the above named
Donald M. Leflerand acknowledged the foregoing instrument to be
voluntary act and deed.

Before me:

(OFFICIAL SEAL) Bonnie M. Kuichen

Notary Public for Oregon

My commission expires: 11-20-78

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 ofa 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Donald M. Lefler
P.O. Box 517
Chiloquin, Oregon 97624
GRANTOR'S NAME AND ADDRESSBrad C. Lefler
P.O. Box 517
Chiloquin, Oregon 97624
GRANTEE'S NAME AND ADDRESS

After recording return to:

Brad C. Lefler
P.O. Box 517
Chiloquin, Oregon 97624
NAME, ADDRESS, ZIP

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

Brad C. Lefler
P.O. Box 517
Chiloquin, Oregon 97624
NAME, ADDRESS, ZIPSPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of CLATSOP } ss.

I certify that the within instrument was received for record on the 23rd day of August, 1978, at 2:20 o'clock P.M., and recorded in book 1878 on page 18726 or as file/reel number 53936

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By Deputy