

KNOW ALL MEN BY THESE PRESENTS, that Swan Lake Moulding Company, a corporation duly organized and existing under the laws of the State of Oregon, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto George Pondella, Sr., hereinafter called grantee, and grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit: Government Lots 17, 18, 23, 24, 26, and 31, Section 33, Township 35 South, Range 7 East of the Willamette Meridian, Oregon, lying West of the Southern Pacific Company right of way and the North 60 feet of said Government Lot 17 lying between the Bales-California right of way and the Southern Pacific Company right of way; and subject to regulations, levies, assessments, water and irrigation rights and easements for ditches and canals, of Modoc Point Irrigation District; rights of the public in and to any portion of said premises lying within the limits of roads and highways; reservation of all subsurface rights except water, including the terms and provisions thereof, as set forth in Deed from Theresa Isabel May Charles recorded October 7, 1957, in Deed book 294 Page 615, (affects Lots 26 and 31) Klamath County Deed Records; reservation of all subsurface rights, except water, reserved for the heirs of Sam Allen, deceased, Allottee No. 3, easements and liens contained and imposed in Deed, including the terms and provisions thereof, from United States of America, to Lloyd L. Dent, dated September 11, 1956, recorded April 2, 1957, in Book 290 Page 566, Klamath County Deed Records, (affects Lots 18 and 23); easements and rights of way of record and those apparent on the land, and to special assessment and taxation as far as land and reservation of subsurface rights.

To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$34,000.00

In consideration this deed the singular includes the plural as the circumstances may require.

Done by order of the grantor's board of directors, with its corporate seal affixed, this 21st day of March, 1973.
Swan Lake Moulding Company

(Seal)

Arfred W. Collier President

Barbara W. Collier Secretary

STATE OF OREGON, County of Klamath ss: March 21, 1973

Personally appeared Alfred W. Collier and Barbara W. Collier, 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 Swan Lake Moulding Company, 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.

(Official Seal)

Before me:

John A. [Signature]
Notary Public for Oregon

My commission expires: 11/10/5, 1974

STATE OF OREGON; COUNTY OF KLAMATH ss.

I hereby certify that the within instrument was received and filed for record on the 30th day of August A.D., 1978 at 11:20 o'clock A.M., and duly recorded in Vol. 878 of Deeds on Page 19181.

FEE \$3.00

W.M. D. MUIRE, County Clerk

Barbara W. Collier Deputy