

54746

SPECIAL WARRANTY DEED

Vol. 78

Page

20011

9

KNOW ALL MEN BY THESE PRESENTS, That FERGUSON JR.

ANNE FERGUSON AND RALPH C. FERGUSON JR., hereinafter called grantor, WIN LAWSON and

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto AMY I. LAWSON hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the improvements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of KIAMATH State of Oregon, described as follows, to-wit:

A tract of land situated in the N. 1/2 NW 1/4 SW1/4 of Section 16 T23S, R10EWM, Klamath County, Oregon, more particularly described as follows:

The northerly 417.5 feet of the easterly 30 feet of the NW1/4 SW1/4 of said section 16, lying west of JWEERY ROAD excepting the northerly 60 feet thereof

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 the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances 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 \$ TO CORRECT DEED However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The sentence between the symbols 1, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and when 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 9th day of September, 1978; if a corporate grantor, it has caused the same to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, the corporate seal)



VICKI BROCARD  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
LOS ANGELES COUNTY  
My Commission Expires September 23, 1979



VICKI BROCARD  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
LOS ANGELES COUNTY  
My Commission Expires September 23, 1979

STATE OF CALIFORNIA )  
County of Los Angeles )  
Sept. 9, 1978 )

STATE OF OREGON, County of ) ss.  
Sept 9, 1978 )  
Personally appeared Anne Ferguson and  
Ralph C. Ferguson who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
are owners and the latter is the

Personally appeared the above named  
Anne Ferguson and  
Ralph C. Ferguson Jr.

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

Before me

(OFFICIAL  
SEAL)

Vicki Brocard  
Notary Public for California  
My commission expires 9-23-79

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

Vicki Brocard  
Notary Public for California  
My commission expires: 9-23-79

(OFFICIAL  
SEAL)

ANNE FERGUSON  
7947 Allengrove, Downey, Calif. 90240  
RALPH C. FERGUSON JR.  
7947 Allengrove, Downey, Calif. 90240

Also appearing with me:

Win Lawson  
26639 Chambers  
San City, California 92381

When a change is requested all new instruments shall contain the following address:

Win Lawson  
26639 Chambers  
San City, California 92381

STATE OF OREGON, ) ss.  
County of Klamath )  
I certify that the within instru-  
ment was received for record on the  
11th day of September, 1978,  
at 2:08 o'clock P.M., and recorded  
in book H78 on page 20011 or as  
file/roll number 54746  
Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

Wm. D. Milne  
Recording Officer  
Br. Schuch Deputy

Fee \$3.00