

55661

T/A 224  
WARRANTY DEED (CORPORATION)

Vol. 78 Page

21432

MIRACLE BUILDERS CO.

Oregon

(State of Incorporation)

corporation, hereinafter called grantor, conveys to

TERRY L. SMALL and SHARON L. SMALL, husband and wife

all that real property situated in Klamath County, State of Oregon, described as:

SEE EXHIBIT "A" ATTACHED

and covenant(s) that grantor is owner of the above described property free of all encumbrances except

COVENANTS, CONDITIONS, RESTRICTIONS, RIGHTS, RIGHTS OF WAY AND EASEMENTS  
OF RECORD AND APPARENT ON THE LAND

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 \$ To Clear Title.Signed by authority of the Board of Directors, with the seal of said corporation affixed, this  
26th day of September, 1978.

(Corporate Seal)

By Patrick J. Robinson PresidentBy Rayne Lee Allen SecretarySTATE OF OREGON, County of Klamath ss.September 26, 1978.Personally appeared Patrick J. Robinson & Rayne Lee Allen, who, being duly sworn,  
did say that he is the President and Secretary of  
Miracle Builders Co. 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 his voluntary act and deed.

NOTARY

Before me:

W. Darlene D. Addington  
Notary Public for OregonMy commission expires: 3-22-81The 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)

STATE OF OREGON,

)

) ss.

County of \_\_\_\_\_)

I certify that the within instrument was received for record

on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in book \_\_\_\_\_

on page \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

After Recording Return to: Send To  
Statements:Mr & Mrs Terry L. Small  
1726 Pine Grove Road  
City, 97601

By \_\_\_\_\_ Title

By \_\_\_\_\_ Deputy

21433

## EXHIBIT "A"

A parcel of land in the SE 1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 88° 58' East a distance of 1093.20 feet from the Southwest corner of said SE 1/4 and continuing North 0° 06' East, along said East line a distance of 200.64 feet to the true point of beginning, said point also being on the East right of way line of Pine Grove Road; thence South 39° 30' East, a distance of 297.2 feet; thence North 0° 06' East a distance of 25 feet to the South line of property described in Deed Book M-66 at page 831; thence South 89° 55' West along said South line, a distance of 297.2 feet to the East right of way line of Pine Grove Road; thence South along said East line, 25 feet, more or less, to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Subscribed for record on request of Transamerica Title Co.  
 on the 27th day of September A. D. 19 78 at 10:54 o'clock A. M. and

Subscribed and recorded in Vol. W78 of Deeds on Page 21433

Wm. D. MILNE, County Cl.

*Richard H. Smith*

Fee \$6.00