

60119

FORM No. 633—WARRANTY DEED (Individual or Corporate).  
1-1-74Vol. 178 Page 28593  
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## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That JAMES B. WHEELER and NOELLA N. WHEELER, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by FORD and FAYE R. FORD, husband and wife, 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:

E 1/2 of the SE 1/4 of Section 12, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon,

SUBJECT TO: Rights of the public in and to any portion of said premises lying within the limits of roads and highways; reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

(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 except those above stated,

and that 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 \$ 14,000.00. 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 above consideration should be deleted. See ORS 93.014.

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 13th day of June, 1975; 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)

James B. Wheeler  
Noella N. Wheeler

CALIFORNIA  
STATE OF ~~OREGON~~  
County of ~~Klamath~~ Santa Barbara } ss.  
June 13, 1975

STATE OF OREGON, County of \_\_\_\_\_, 19\_\_\_\_ ) ss.

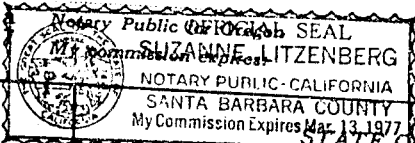
Personally appeared \_\_\_\_\_ and

each for himself and not one for the other, did say that the former is the \_\_\_\_\_ who, being duly sworn, president and that the latter is the \_\_\_\_\_ 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 each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Before me:  
(OFFICIAL SEAL)  
Notary Public for ~~California~~ California  
My commission expires Mar. 13, 1977



(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

John D. Dand  
Box 32  
Beatty, Nev.  
NAME, ADDRESS, ZIP

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

James  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, ) ss.  
County of Klamath  
I certify that the within instrument was received for record on the 22nd day of December, 1978, at 3:14 o'clock P.M., and recorded in book 11-78 on page 28593 or as file/reel number 60119  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Wm. D. Blaine

Fee \$3.00 By Jacqueline M. Deputy  
Recording Officer