

60245

WARRANTY DEED (Individual or Corporate). (Grantees as Tenants by Entirety).

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KNOW ALL MEN BY THESE PRESENTS, That ORERANCHES, INC.

for the consideration hereinafter stated to the grantor paid by WILLARD E. GOWING and RENA R. GOWING, hereinafter called the grantor, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The E $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 2, Township 35 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT, however, to the following:

1. The assessment roll and the tax roll disclose that the within described premises were specially assessed as farm use. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied for the last five or (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as hereinabove set forth

and that grantor will warrant and forever defend the above granted 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 \$ 15,000.00

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 17TH day of SEPTEMBER, 1973; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.

SEPTEMBER 17, 1973

Personally appeared the above named

ORERANCHES, INC.

and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me: John A. Kalita

Notary Public for Oregon

My commission expires:

July 16, 1976

NOTE—This sentence between the symbols (), if not applicable, should be deleted. See ORS 93.030.

ORERANCHES, INC. PRESIDENT

ORERANCHES, INC. SEC.-TREAS.

STATE OF OREGON, County of Klamath } ss.

SEPTEMBER 17, 1973

Personally appeared GEORGE A. POWELL JR. and JACK G. SNYDER, 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

ORERANCHES, INC., 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.

Before me: John A. Kalita

Notary Public for Oregon

My commission expires: July 16, 1976

(OFFICIAL SEAL)

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Willard E. Gowing et al
39785 Dearborn Rd.
Springfield, Or. 97477

STATE OF OREGON

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 or as file number. Record of Deeds of said County.

Witness my hand and seal of County affixed.

By Title Deputy

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lesser number of years in which the land was subject to the special land use assessment.

2. The rights of the public in and to that portion of the above property lying within the limits of any roads and highways.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~at~~ 28783

this 28th day of December A. D. 1978 at 8:52 o'clock A. M., and

fully recorded in Vol. M-78, of Deeds on Page 28784

W. D. MILNE, County Clerk

Fee: \$6.00

Jaqueline J. Metter