

1-1-74

73350

WARRANTY DEED

Vol. 79 Page 20953

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH RIVER ACRES OF OREGON, LTD.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Keno Construction Company

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:

Lot 16, Block 24, Fourth Addition, Klamath River Acres of Oregon, Ltd.
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

Also Subject to Quit Claim Deed as recorded in Volume M 79 Page 17111.

(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 easements and restrictions of record or apparent on the face of the land.

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 \$ 15,100.00

~~However, the actual consideration consists of or includes other property or interest in property which is~~
consideration (indicate which). (The sentence between the symbols (1), if not applicable, should be deleted. See ORS 93.030.)

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 28 day of August, 1979 ;
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)

STATE OF OREGON,

County of Klamath } ss.
August 28, 1979

Personally appeared the above named E. J. SHIPSEY, a general partner of Klamath River Acres of Oregon, Ltd.

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 4/18/80

Attorney-in-fact for Benjamin Curtis Harris a
General partner of Klamath River Acres of Oregon, Ltd.
STATE OF OREGON, County of } ss.

Personally appeared, 1979, and

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

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 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Klamath River Acres of Oregon, Ltd.
Box 52

Keno, Ore. 97627
GRANTOR'S NAME AND ADDRESS

Keno Construction Company

Box 52
Keno, Oregon 97627
GRANTEE'S NAME AND ADDRESS

After recording return to:

Keno Construction Company

Box 52
Keno, Oregon 97627
NAME, ADDRESS, ZIP

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

Keno Construction Company

Box 52
Keno, Oregon 97627
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of } ss.

I certify that the within instru-
ment was received for record on the
day of 1979,
at o'clock M., and recorded
in book/reel/volume No. on
page or as document/fee/file/
instrument/microfilm No.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

ACKNOWLEDGMENT BY ATTORNEY IN FACT

STATE OF OREGON }
County of Klamath } ss

20994

ON THE 28th day of August, 1979, personally appeared
E. J. SHIPSEY, who being first duly sworn, did say that he is
the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he
executed the foregoing instrument by authority of and in behalf of
said Principal; and that he acknowledged said instrument to be
the act and deed of said Principal.

Before me: Della M. Ellinger
Notary Public for Oregon
My Commission Expires: 4/8/80

STATE OF OREGON; COUNTY OF KLAMATH; ss.
led for record at request of Klamath River Acres
his 4th day of September A. D. 1979 at 9:59 o'clock A M., and
ly recorded in Vol. M79, of Deeds on Page 20993
Wm D. MILNE, County Clk
By Bernetha Hellock
Fee \$7.00