

52483

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## WARRANTY DEED

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Know All Men by These Presents:

That Henry F. Crowell and Madeline Crowell,  
Joseph T. McDaniel and Barbara J. McDaniel  
 of Fort Smith, Arkansas

parties of the first part, in consideration of the sum of

Three thousand four hundred thirty-eight and No/100 ----- DOLLARS

in hand paid, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey

unto Charles F. Clark and Thelma I. Clark and Walter L. Clark

of Los Angeles County, State of California, parties

of the second part, the following described real property and premises situate in Klamath

County, State of Oregon, to-wit:

Southwest quarter of the Northeast quarter of the Southeast quarter of Section 10, Township 41 South, Range 7 East of the Willamette Meridian (approx. 10 acres).

Subject to: One-half interest in all existing oil, gas and mineral rights.

This deed given in consideration of an agreement of sale dated December 1963, copy attached hereto.

together with all the improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same to be free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and incumbrances of whatsoever nature.

Said conveyance shall be made subject to all conditions, covenants, restrictions, reservations, easements, rights and rights of way of record

TO HAVE AND TO HOLD said described premises unto the said parties of the second part, their heirs and assigns forever.

Signed and delivered this 31st day of January, 1980

STATE OF Arkansas  
 COUNTY OF Sebastian } ss:

Before me, the undersigned, a Notary Public in and for said County and State on this 31st day of January, 1980, personally appeared Joseph T. and Barbara J. McDaniel

to me known to be the identical persons who executed the within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written

My commission expires 10/1/80

STATE OF FLORIDA County of PALM BEACH, ss:

Before me the undersigned, a Notary Public, in and for said County and State, on this 7 day of February, 19 80, personally appeared Henry F. Crowell and Madeline Crowell

to me known to be the identical person s who executed the within and foregoing instrument and acknowledged to me that they executed the same as free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires: NOTARY PUBLIC STATE OF FLORIDA AT LARGE  
MY COMMISSION EXPIRES SEPT. 25, 1981  
BONDED THRU GENERAL INVESTMENT WRITERS

*Patricia A. Schaefer* Notary Public

STATE OF \_\_\_\_\_ County of \_\_\_\_\_, ss:

Before me the undersigned, a Notary Public, in and for said County and State, on this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, personally appeared \_\_\_\_\_

to me known to be the identical person \_\_\_\_\_ who executed the within and foregoing instrument and acknowledged to me that \_\_\_\_\_ executed the same as \_\_\_\_\_ free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires: \_\_\_\_\_ Notary Public

STATE OF \_\_\_\_\_ County of \_\_\_\_\_, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19 \_\_\_\_\_, before me, the undersigned, a Notary Public in and for the county and state aforesaid, personally appeared \_\_\_\_\_

to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its \_\_\_\_\_ President and acknowledged to me that \_\_\_\_\_ executed the same as \_\_\_\_\_ free and voluntary act and deed, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires: \_\_\_\_\_ Notary Public

<b>WARRANTY DEED</b>		FROM		TO		STATE OF <u>FLORIDA</u> } ss. <u>Klanath</u> County }	This instrument was filed for record on the <u>28th</u> day of <u>March</u> , 19 <u>80</u> at <u>11:44</u> o'clock <u>A.</u> M., and recorded in Book <u>330</u> of <u>Deeds</u> at page <u>5837</u> Fee \$ <u>27.00</u> <u>Wm. D. Milne</u> County Clerk. By <i>Penetard Delich</i> Deputy.	RETURN TO <u>Henry Crowell</u> <u>4225 Tranquility Dr.</u> <u>Highland Beach, Florida</u> <u>33431</u>
		<u>Crowell - McDaniel</u>	<u>Clark</u>					

1. Always write the name of the grantor and grantee plainly.
2. Never fail to have your deed recorded.

Any conveyance of lands, worded in substance as follows: A. B. conveys and warrants to C. D. (here described premises), for the sum of (here insert the consideration), the said conveyance being dated, duly signed and acknowledged by the grantor, shall be deemed and held a conveyance in fee simple to the grantee, his or her heirs or assigns with covenant from the grantor, for him self and his heirs and personal representatives, that he is lawfully seized of the premises, has good right to convey the same and guarantees the quiet possession thereof, that the same are free from all encumbrances, and will warrant and defend the same against all lawful claims.

FORM OF WARRANTY DEED