

WARRANTY DEED

Vol. M 80 Page 17110

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, hereinafter called 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 17, 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.

Subject To: quit claim Deed as recorded in Volume M 79 Page 17110

(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 records 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 \$ 12,500.00
~~Howsoever the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).~~ (The sentence between the symbols ©, 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 24 day of April, 19 80;
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.
April 24, 1980, 19

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.

Before me:
(OFFICIAL SEAL) *Selma M. Ellingboe*
Notary Public for Oregon
My commission expires: 4/13/84

STATE OF OREGON, County of) ss.
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Personally appeared 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 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:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Klamath River Acres of Oregon, Ltd.
Box 52
Keno, Ore. 97627
GRANTOR'S NAME AND ADDRESS

Keno Construction Company
P.O. Box 52
Keno, Oregon 97627
GRANTEE'S NAME AND ADDRESS

After recording return to:

Keno Construction Company
P.O. Box 52
Keno, Oregon 97627
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

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 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.

By Deputy

SPACE RESERVED
FOR
RECORDER'S USE

ACKNOWLEDGMENT BY ATTORNEY IN FACT

7845

STATE OF OREGON }
County of Klamath } ss

On the 24 day of April, 1980, 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: Delva M. Ellingboe
Notary Public for Oregon
My Commission Expires: 4/18/84

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Klamath River Acres of Oreg.
this 28th day of April A. D. 1980 at 2:23 o'clock P. M., and
duly recorded in Vol. M80, of Deeds on Page 7844

Wm D. MILNE, County Clerk
By Berntha Shetch
Fee \$7.00