

1-1-74

## WARRANTY DEED

Vol. 1180 Page 11496

KNOW ALL MEN BY THESE PRESENTS, That RONALD M. COLITTI AND BENITA COLITTI  
(HUSBAND AND WIFE)

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN T. HAYWARD, 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:

TOWNSHIP 36 SOUTH, PARCEL 13 EAST OF THE WILLAMETTE MERIDIAN SECTION 18: LOT 10 IN BLOCK 2 OF SPRAGUE RIVER ESTATES, A DULY RECORDED AND PLATTED SUBDIVISION; AND ALSO 1/15TH UNDIVIDED INTEREST IN RIVER FRONTAGE AND RECREATION AREA, AS SHOWN ON ATTACHED PLOT MAP.

SUBJECT TO: RIGHTS, RIGHTS OF WAY, EASEMENTS OF RECORD THOSE APPARENT ON THE LAND AND TO THOSE COMMON TO THE AREA.

(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

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 \$ 10,200.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 1ST day of JUNE, 1980; 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 CALIFORNIA )  
County of VENTURA ) ss.  
JUNE 3, 1980

Ronald M. Colitti  
RONALD M. COLITTI

Benita Colitti  
BENITA COLITTI

STATE OF OREGON, County of VENTURA ) ss.  
JUNE 3, CALIFORNIA, 1980

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

who, being duly sworn,

each for himself and not one for the other, did say that the former is the

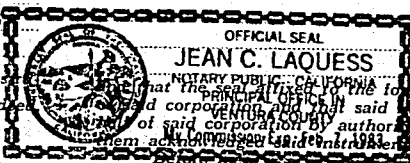
president and that the latter is the

secretary of \_\_\_\_\_

Personally appeared the above named

RONALD M. COLITTI AND  
BENITA COLITTI

and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed



Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

RONALD M. & BENITA COLITTI

3121 SEAVIEW AVE

VENTURA, CA. 93001

GRANTOR'S NAME AND ADDRESS

JOHN T. HAYWARD

2932 SEAHORSE AVE

VENTURA, CA. 93001

GRANTEE'S NAME AND ADDRESS

After recording return to:

JOHN T. HAYWARD

2932 SEAHORSE AVE

VENTURA, CA. 93001

NAME, ADDRESS, ZIP

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

2932 SEAHORSE AVE

VENTURA, CA. 93001

NAME, ADDRESS, ZIP

STATE OF OREGON, )

County of \_\_\_\_\_ ) ss.

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/reel number \_\_\_\_\_.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By \_\_\_\_\_

Deputy

SPACE RESERVED FOR RECORDER'S USE

66  
700

11497

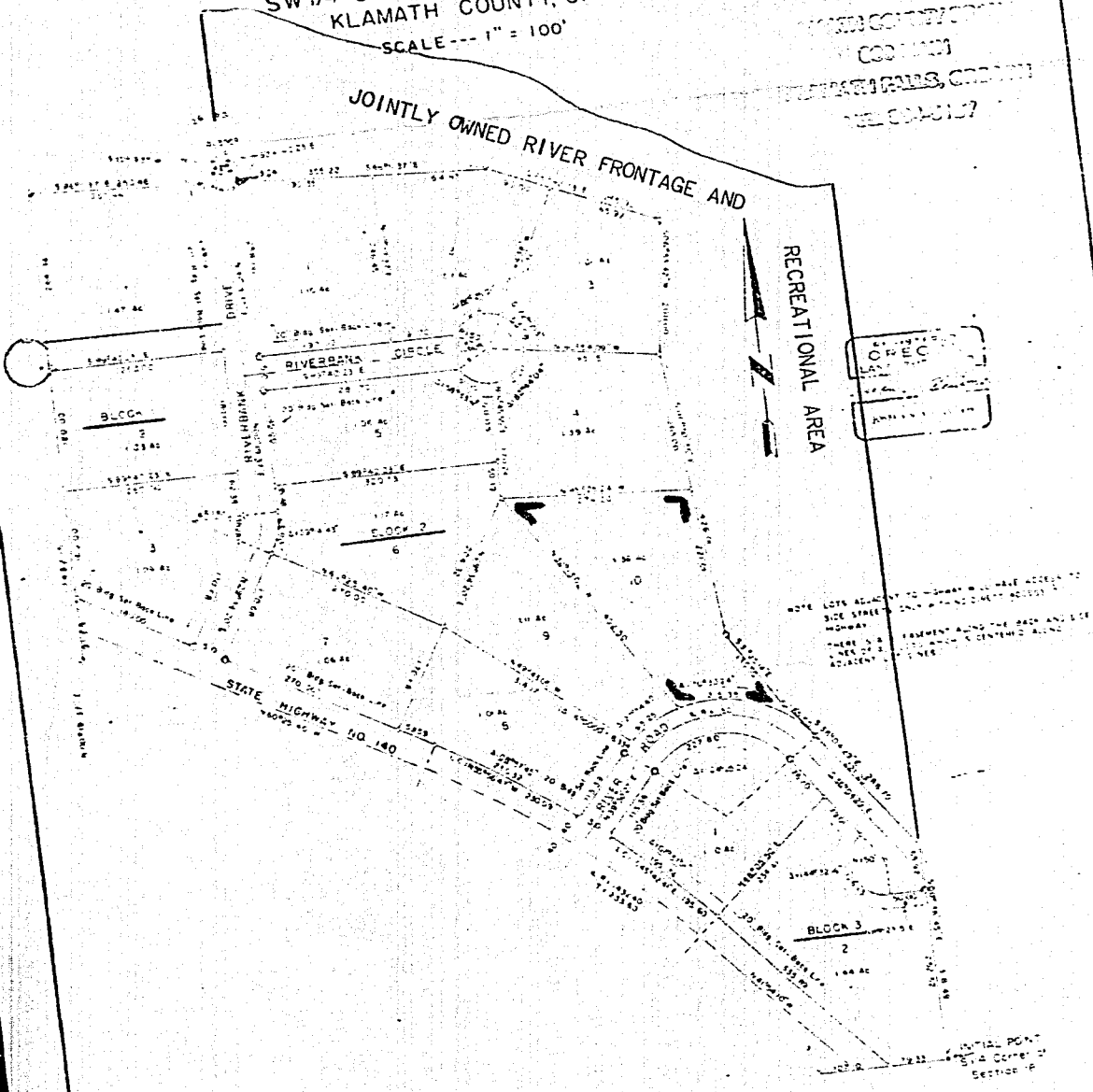
# SPRAGUE RIVER ESTATES

SITUATED IN THE  
SW 1/4 OF SECTION 18, T36S, R13 EWM,  
KLAMATH COUNTY, OREGON

SCALE --- 1" = 100'

JOINTLY OWNED RIVER FRONTAGE AND

RECREATIONAL AREA



STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 23rd day of  
June A.D., 19 80 at 3:14 o'clock P M., and duly recorded in Vol M80  
of Deeds on Page 11496.

FEE \$7.00

WM. D. MILNE, County Clerk  
By Bernetha Hetch Deputy