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**FRONTIER**  
A DEED

87103

WARRANTY DEED

Vol. M80 Page 13420



KNOW ALL MEN BY THESE PRESENTS, That Town of Bonanza, an Oregon  
Municipal Corporation  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
William Emmitt and Nancy Emmitt, husband and wife  
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 ap-  
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Bonanza, First Addition: Beginning at a point 70 feet East of the  
SW corner of Lot 7, Block 20, First Addition; Southerly along a line  
parallel with Market Street 35 feet; then Easterly along line at right  
angles to Market Street 70 feet to an alley showing on the plat of  
the Town of Bonanza; then Northeasterly parallel to Market Street to  
the SE corner of Lot 7; then Westerly along the South line of Lot 7  
70 feet to the point of beginning.

(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 or restrictions of record, common to the area 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 \$ 305.51

~~However, the actual consideration consists of other property, to wit: a 1/2 interest in the property described in the plat of the Town of Bonanza, First Addition, Block 20, Lot 7, which is the whole of the property described in the plat of the Town of Bonanza, First Addition, Block 20, Lot 7, and the same is to be held by the grantee and grantee's heirs, successors and assigns forever.~~

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 day of April, 1978;  
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)

*Alvin C. Daniel*  
*Martha Jane Goossen*

STATE OF OREGON, )  
County of Klamath ) ss.  
April 18, 1978

Personally appeared the above named

Individuals

and acknowledged the foregoing instru-  
ment to be their voluntary act and deed.

Before me,  
Notary Public for Oregon  
My commission expires Sept 29, 1978

STATE OF OREGON, County of Klamath ) ss.  
April, 1978

Personally appeared Alvin C. Daniel and  
Martha Jane Goossen who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
Mayor and that the latter is the  
Recorder of the Town of

Bonanza, an Oregon Municipal Corporation 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:

Town of Bonanza  
Bonanza, Oregon 97623

GRANTOR'S NAME AND ADDRESS

William and Nancy Emmitt  
Bonanza, Oregon 97623

GRANTEE'S NAME AND ADDRESS

After recording return to:

William and Nancy Emmitt  
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

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

William and Nancy Emmitt  
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

STATE OF OREGON, )

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
18th day of July, 1980,  
at 2:44 o'clock P. M., and recorded  
in book M80 on page 13420 or as  
file/reel number 87103.

Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Wm. D. Milne Recording Officer  
By Pamela Hetsch Deputy