

1-1-74 92426

## WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That R. C. Woerner

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by R. C. Woerner and Betty Jean Woerner, husband and wife

, 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:

The W~~1~~NW~~1~~NE~~1~~SE~~1~~ of Section 26, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO: (1) Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder. All contracts, water rights, proceedings, taxes and assessments relating to the irrigation, drainage, and/or reclamation of said lands, and all rights of way for roads, ditches, canals, and conduits, if any there may be. (2) Rights of the public in and to any portion of said premises lying within the limits of public roads and highways. (3) Reservation of all subsurface rights, except water, to the heirs of Mary Chiloquin, including the terms and provisions thereof, as set out in Patent recorded April 19, 1956 in Volume 282 at page 355.

NO CONSIDERATION THIS DEED IS RECORDED TO ADD NAME

(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 \$ none.

ⓐ 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 12 day of November, 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.

R C Woerner

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.  
November 12, 1980

Personally appeared the above named R. C. Woerner

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11-12-80

STATE OF OREGON, County of } ss.

November 12, 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 \_\_\_\_\_

\_\_\_\_\_ 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 12th day of November, 1980, at 2:22 o'clock P. M., and recorded in book reel volume No. M80 on page 21943 or as document fee/file/instrument/microfilm No. 92426. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha A. Feltch Deputy

Fee \$3.50

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

R. C. Woerner  
22609 Lodegri Ave  
Torrance Ca 90505

NAME, ADDRESS, ZIP

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

Same as above

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

22 2 11 21 NOV 80