

1967

93397

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KNOW ALL MEN BY THESE PRESENTS, That **ORERANCHES INC., an ORECON Corporation**

a corporation duly organized and existing under the laws of the State of **OREGON**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **ALVIN G. SHEPHERD & RUBY M. SHEPHERD, H & W, ALVIN D. SHEPHERD & SHIRLEY M. SHEPHERD, H & W., 785 Mountain View Drive, Eugene, Oregon**, hereinafter called 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:

Each Couple owning an undivided $\frac{1}{2}$ interest each in;

South $\frac{1}{2}$ of Southwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ of Section 21 in Township 36 South, Range 10 East, W.M.

This conveyance is made subject to easements, rights of way of record, those apparent on the land and Grantor reserves an easement for joint user roadway and all other roadway purposes over and across a 30 ft. wide strip of land laying west of, adjoining and parallel to the easterly boundary.

(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 as hereinabove set forth.

and that grantor will warrant and forever defend the above granted 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 \$4,600.00.

① However, the actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which).①

In construing this deed and where the context so requires, the singular includes the plural.

Done by order of the grantor's board of directors, with its corporate seal affixed, this 21st day of November, 1972.

(SEAL)

By George L. Pondella Jr. President

By Jack C. Snyder Secretary

STATE OF OREGON, County of Klamath, ss: November 21st, 1972
Personally appeared GEORGE A. PONDELLA JR. and JACK C. SNYDER

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 ORERANCHES INC., 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:

Henriette Markwardt
Notary Public for Oregon

My commission expires: April 11 - 1974

(OFFICIAL SEAL)

NOTE: The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED CORPORATION

ORERANCHES INC.

TO ALVIN SHEPHERD, RUBY SHEPHERD

and ALVIN D. SHEPHERD, SHIRLEY M. SHEPHERD

AFTER RECORDING RETURN TO

No.

Alvin D. Shepherd
2685 Calgary St.
Eugene, Ore
97401

(DON'T USE THIS
SPACE, RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

FEE \$ 3.50

STATE OF OREGON

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of December, 1980, at 10:59 o'clock M., and recorded in book M 80 on page 23624 or as filing fee number 93397, Record of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. MILNE

COUNTY CLERK

Title

By Hazel D. Dugan Deputy