

1-1-74

94614

TA-1291

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That JOHN S. KRONENBERGER and JOHN P. KRONENBERGER

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN P. KRONENBERGER 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 SW $\frac{1}{2}$ SW $\frac{1}{2}$  of Section 12, Township 35 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

TOGETHER WITH a non-exclusive easement for ingress and egress to and from the Chiloquin-Sprague River Highway to the high water mark of the Sprague River over the Southerly 60 feet of the Northerly 260 feet of the NE $\frac{1}{2}$  of Section 14, Township 35 South, Range 9 East of the Willamette Meridian.

(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 those of record

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 \$Love & Affection. 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 9th day of JANUARY, 1981; 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)

*John S. Kronenberger*  
*John P. Kronenberger*

STATE OF OREGON, )  
County of KLAMATH ) ss.  
January 9, 1981

STATE OF OREGON, County of ) ss.  
Personally appeared \_\_\_\_\_, 19\_\_\_\_

Personally appeared the above named John S. Kronenberger and John P. Kronenberger

\_\_\_\_\_ 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 \_\_\_\_\_

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

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, *Henry J. Lalum*  
Notary Public for Oregon  
My commission expires: 11/21/83

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
John P. Kronenberger  
c/o Holman Realty, Inc.  
4729 S. 6th St. Klamath Falls, Ore  
NAME, ADDRESS, ZIP 97601

Until a change is requested, all tax statements shall be sent to the following address:  
*As Above*

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, ) ss.  
County of Klamath

I certify that the within instrument was received for record on the 12th day of January, 1981, at 10:53 o'clock AM., and recorded in book M81 on page 482 or as file/reel number 94614.

Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
*Bernetha D. Petch* Deputy

Fee \$3.50