

98726

WARRANTY DEED

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7245

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH RIVER ACRES OF OREGON LTD.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Joseph P. May and Carol S. May, 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:

Lot 2, Block 17, Second Addition to Klamath River Acres of Oregon, Ltd.  
according to the official plat thereof on file in the records of  
Klamath County, Oregon.

(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 and restrictions of record 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 \$ 8,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) or The sentence between the symbols ①, 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 8 day of June, 19 76; 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 OREGON, )  
County of Klamath ) ss.  
June 8, 1976

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

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 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:

Personally appeared the above named E. J. SHIPSEY, a general partner of  
Klamath River Acres of Oregon, Ltd.  
and acknowledged the foregoing instru-  
ment to be his voluntary act and deed.

Before me:

Delia M. Ellington

Notary Public for Oregon

My commission expires: 4/18/80

Klamath River Acres of Oregon, Ltd.  
Box 52  
Keno, Oregon 97627

GRANTOR'S NAME AND ADDRESS

Joseph P. May & Carol S. May

124 DANLIA ST  
Klamath Falls, Ore 97601

GRANTEE'S NAME AND ADDRESS

After recording return to: May - above address

Klamath River Acres of Oregon, Ltd.

Box 52

Keno, Oregon, 97627

NAME, ADDRESS, ZIP

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

Joseph P. May & Carol S. May

124 DANLIA ST  
Klamath Falls, Ore 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of \_\_\_\_\_

I certify that the within instru-  
ment 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.

By \_\_\_\_\_

Recording Officer  
Deputy

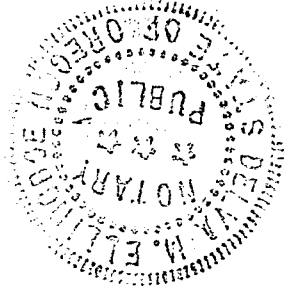
SPACE RESERVED  
FOR  
RECORDER'S USE

## ACKNOWLEDGMENT BY ATTORNEY IN FACE

STATE OF OREGON        )  
                               ) ss  
 County of Klamath

On the 8 day of June, 1976, personally appeared  
 E. J. SHIPSEY, who being first duly sworn, did say that he is  
 the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he  
 executed the foregoing instrument by authority of and in behalf of  
 said principal; and that he acknowledged said instrument to be the act  
 and deed of said Principal.

Before me; Delsta M. Ellingboe  
 Notary Public for Oregon  
 My Commission Expires 4/18/80



STATE OF Oregon County OF KLAMATH; ss.  
 Filed for record at request of \_\_\_\_\_  
 this 22nd day of April A. D. 19 81 at 3:33 o'clock P.M., and  
 duly recorded in Vol. M81, of Deeds on Page 7246.  
 By Evelyn Biehn EVELYN BIEHN, County Clerk  
 Fee \$7.00