

1-1-74

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WARRANTY DEED

Vol. M81 page

7509



MAXINE RAY

KNOW ALL MEN BY THESE PRESENTS, That.....

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

L. A. GIENGER

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:

PARCEL 2

"Lot 25 lying West of the right of way of Southern Pacific Railroad; also that part of Lot 32 lying West of the right of way of Southern Pacific Railroad and North of the right of way of the public road built by the Indian Agency along the South boundary of said Lot 32 Section 33 Township 35 South, Range 7 EWM."

SUBJECT TO contracts and/or liens of record and contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land.

(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 SUBJECT TO regulations of the Modoc Point Unit of U.S. Indian Irrigation Service, Klamath Reservations, within which the above property lies, including levies, assessments, water and irrigation rights and easements for ditches 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 \$7,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 28th day of August, 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.

X Maxine Ray

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,

County of Klamath

August 28, 1980

ss.

Personally appeared the above named
Maxine Ray

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

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:

Maxine Ray

P. O. Box 859

Chiloquin OR 97624

GRANTOR'S NAME AND ADDRESS

L. A. Gienger

Star Route 1, Box 55

Chiloquin OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:
Neal G. Buchanan210 North Fourth Street
Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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

L. A. Gienger
Star Route 1, Box 55
Chiloquin OR 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instru-
ment was received for record on the
28th day of April, 1981,
at 4:16 o'clock P. M., and recorded
in book/reel/volume No. M81 on
page 7509 or as document/fee/file/
instrument/microfilm No. 98974,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn County Clerk

NAME

TITLE

By Debra J. Jansen Deputy

Fee \$3.50