

8813035M TC - 10511-L

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Edward R. Zarosinski  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
 Larry A. Rickards, 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 ap-  
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The E $\frac{1}{2}$ N $\frac{1}{2}$ SW $\frac{1}{4}$  of Section 10, Township 31 South, Range 9 East of the  
 Willamette Meridian, 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  
 as stated on the reverse of this deed, or those apparent upon the land, if  
 any, as of the date of this deed.

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 \$ 18,000.00

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 10 day of August, 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.

Edward R. Zarosinski  
 Edward R. Zarosinski

(If executed by a corporation,  
 affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.  
 8-10, 1981

Personally appeared the above named  
 Edward R. Zarosinski

and acknowledged the foregoing instru-  
 ment to be his voluntary act and deed.

(OFFICIAL  
 SEAL)

Notary Public for Oregon  
 My commission expires: 7/13/81

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 \_\_\_\_\_

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:

Edward R. Zarosinski  
 202 Boivin Building  
 Klamath Falls, Oregon 97601  
 GRANTOR'S NAME AND ADDRESS

Larry A. Rickards  
 Box 195  
 Chemult, Oregon 97731  
 GRANTEE'S NAME AND ADDRESS

After recording return to:

as above

NAME, ADDRESS, ZIP

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

as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of \_\_\_\_\_ ss.

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/roll 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

SUBJECT TO:

3333 YTHAWAY

14188

1. Taxes for the fiscal year 1981-1982, a lien, not yet due and payable.

2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

3. Reservations, restrictions and easements as contained in instrument recorded in Volume 306, page 166, Records of Klamath County, Oregon, to wit:  
"and there is reserved from the lands hereby allotted, a right of way thereon for ditches or canals constructed by the authority of the United States."

4. Reservations, restrictions and easements as contained in Land Status Report recorded in Volume 306, page 168, Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at ~~register~~

this 11th day of AUGUST A.D. 19 81 at 10:22 o'clock AM and

duly recorded in Vol. M 81 of DEEDS on p. 14187

Fee \$ 7.00

By EVELYN BIEHN, County Clerk  
Hazel Duane