

12561

WARRANTY DEED

Vol. M82 Page 7260



KNOW ALL MEN BY THESE PRESENTS, That ROBERT F. PARKER and GOLDA E. PARKER, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LELAND D. HON, 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:

The West 320 feet of the North 326 feet of the N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34, Township 34 South, Range 7 East of the Willamette Meridian

SUBJECT, HOWEVER, TO THE FOLLOWING:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Right of Way Easement, including the terms and provisions thereof, dated May 6, 1981, recorded May 22, 1981 in Volume M81, page 9090, Microfilm Records of Klamath County, Oregon, in favor of Pacific Power & Light Company, affecting the North 10 feet of N $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$.
3. A 30 foot easement along the Northerly boundary of the above described property as shown on Major Partition #80-38.
4. An easement over the above described property as recorded in Volume M81, page 13310, and in Volume M81, page 13724, Klamath County Records.

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 noted above and 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 \$ 0-00.
 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 9th day of June, 1982; 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, } ss.
 County of Klamath
June 9, 1982.

Personally appeared the above named Robert F. Parker and Golda E. Parker.

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

Before me:
John A. Kalita
 (OFFICIAL SEAL) Notary Public for Oregon
 My commission expires: 7-16-84

STATE OF OREGON, County of Klamath, 1982, ss.

Personally appeared Robert F. Parker and Golda E. Parker, 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

Robert F. Parker and Golda E. Parker, 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:

(OFFICIAL SEAL)

Notary Public for Oregon
 My commission expires:

Robert F. & Golda E. Parker
P.O. Box 805
Chiloquin, OR 97624
 GRANTOR'S NAME AND ADDRESS

Leland D. Hon
P.O. Box 703
Chiloquin, OR 97624
 GRANTEE'S NAME AND ADDRESS

After recording return to:

Leland D. Hon
 (same as above)

NAME, ADDRESS, ZIP

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

Leland D. Hon
 (same as above)

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
 County of Klamath

I certify that the within instrument was received for record on the 10 day of June, 1982 at 8:42 o'clock AM, and recorded in book/reel/volume No. M. 82 on page 7260 or as document/fee/tile/instrument/microfilm No. 12561, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Joyce McQuinn Deputy
 Fee \$4.00

SPACE RESERVED
 FOR
 RECORDER'S USE