

KNOW ALL MEN BY THESE PRESENTS, That Stanley D. Straus, Francis C. Ayres, and John D. Ashpole

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by George A. Pondella, Jr., 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:

That portion of the SE $\frac{1}{4}$ of Section 10, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Northwesterly of the existing highway running through said property.

- Subject, however, to the following:
1. The rights of the public in and to that portion of the above described property lying within the limits of existing roads.
 2. Consent to the granting of a 100 foot road through the SE $\frac{1}{4}$ of Section 10, as set forth in instrument recorded July 16, 1957 in Volume 12, page 412, Deed 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 as noted of record as of the date of this deed 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 \$13,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (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 17th day of September, 1976; 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)

Stanley D. Straus
Stanley D. Straus
Francis C. Ayres
John D. Ashpole

STATE OF OREGON, Jackson } ss.
County of Klamath }
September 17, 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 _____

Personally appeared the above named _____ John D. Ashpole

and acknowledged the foregoing instrument to be _____ 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.

(OFFICIAL SEAL)

Before me:
JANET L. KENT
NOTARY PUBLIC - OREGON
My commission expires 6-24-80

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
GEORGE A. PONDELLA, JR.
BOX 286
GUILFORD, CT 06424

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

STRAUS

STATE OF OREGON, _____) ss.
County of _____

I certify that the within instrument 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

SPACE RESERVED FOR RECORDER'S USE

By _____ Recording Officer
Deputy

STATE OF OREGON,

County of Jackson } ss.

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 15 day of October, 1976
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named Stanley A. Strawn

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Margaret Jean Brown
Notary Public for Oregon.
My Commission expires December 4, 1977

STATE OF OREGON,

County of Curry } ss.

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 13th day of October, 1976,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named Francis C. Dykes

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Charles W. Hansen
Notary Public for Oregon.
My Commission expires 2-11-77

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 13 day of Dec. A.D. 1982 at 10:21 o'clock AM and
duly recorded in Vol. M82, of Deeds on page 17600

Fee \$8.00

EVELYN BIEHN, County Clerk

By Joyce McQuinn