

19703

WARRANTY DEED

Vol. 116 Page 1204

KNOW ALL MEN BY THESE PRESENTS, That CALIFORNIA OREGON BROADCASTING, INC., a California corporation hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by McCaw COMMUNICATIONS OF SOUTHERN OREGON, a joint venture consisting of Affiliated Cable, Inc., and McCaw Southern Oregon, Inc., 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:

Lots 32, 33, 34, 35, and 36 in Block 14 of INDUSTRIAL ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk 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

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.

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 as of April 30 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,

County of

19

Personally appeared the above named

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

CALIFORNIA OREGON BROADCASTING, INC.

By:

Wm. B. Smullin, President

By:

Carl M. Brophy, Secretary

STATE OF OREGON, County of

December

19 82

ss.

Personally appeared Wm. B. Smullin and

Carl M. Brophy

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 California

Oregon Broadcasting, Inc., 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:

Patricia C. Smullin

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

PATRICIA C. SMULLIN

NOTARY PUBLIC - OREGON

STATE OF OREGON

County of Klamath

ss.

I certify that the within instrument was received for record on the 24 day of Jan 19 83, at 8:44 o'clock A.M., and recorded in book/reel/volume No. M83 on page 1204 or as document/fee file/instrument/microfilm No. 19703. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By: Deputy

Fee \$4.00

CALIFORNIA OREGON BROADCASTING, INC.

GRANTOR'S NAME AND ADDRESS

McCaw COMMUNICATIONS OF SOUTHERN OREGON, a joint venture

GRANTEE'S NAME AND ADDRESS

After recording return to:
Jennifer G. Marsh
Monroe & Perry
Suite 4010, 800 Fifth Avenue
Seattle, Washington 98104

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

McCaw COMMUNICATIONS OF SOUTHERN OREGON
2000 - 116th Avenue NE
Bellevue, WA 98004

NAME, ADDRESS, ZIP