

21286

MTL 10932

WARRANTY DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. 1183 Page 3721

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH RIVER ACRES OF OREGON, LTD.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES A. DOBEY, 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:

Lot 41, Block 38, Sixth Addition to Klamath River Acres of Oregon, Ltd.
according to the official plat thereof on file in the records of Klamath County, Oregon.

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 easements and restrictions of record or apparent on the face of the land.

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 \$ 6,400.00

consideration (indicate which). (The sentence between the symbols ①, 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 31 st day of August, 1978;
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 Klamath

August 31

1978

Attorney-in-fact for Benjamin Curtis Harris A
general partner of Klamath River Acres of Oregon,
Ltd.

STATE OF OREGON, County of

Personally appeared

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 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.

Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

Personally appeared the above named
E. J. Shipsey

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 4/18/80

Klamath River Acres of Oregon, Ltd.
Box 52

Keno, Ore. 97627

James A. Dobey
P.O. Box 1035
Kelso, Wa.

After recording return to:

JAMES A. DOBEY
P.O. BOX 1035
KELSO, WA

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of

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.

By

Recording Officer
Deputy

ACKNOWLEDGMENT BY ATTORNEY IN FACT

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STATE OF OREGON }
County of Klamath } ss

On the 31 day of August, 1978, personally appeared
E. J. Shipsey, who being first duly sworn, did say that he is
the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he
executed the foregoing instrument by authority of and in behalf of
said Principal; and that he acknowledged said instrument to be the
act and deed of said Principal.

Before me: Delva M. Ellingboe
Notary Public for Oregon
My Commission Expires: 4/18/80

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 11th day of March A.D. 1983 at 10:53 clock A.M.
duly recorded in Vol. M83, of Deeds on Page 3721

\$8.00

By Bernarda J. Letcher
EVELYN BEHN, County Clerk