MTC 12648 WARRANTY DEED STUDIES IN Vol. M&3 Page 11663 26034 KNOW ALL MEN BY THESE PRESENTS, That Clayton S.; Shultz and Earlynn C. Shultz, Husband and Wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by L:J: C. Hatfield, 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: and is (12 Sauley Levis 11 Lensess, fearant much year 08910 vet trott states to The tenss and providions thereof. < Car 1730 The MSW4NW4 of Section 17, Township 32 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. ຊ asycz midt half 085.5. adden all and a second ŝ MOUNTAIN TITLE COMPANY INC. 1 22 HITAMAIN 30 YT COD HOASE O 2 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 granter hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that granter is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as set forth below or those apparentupon 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 \$ 15,000.00. DHowever, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).^Q (The sentence between the symbole Q, if not applicable, should be deleted. Sec. 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 2/34 day of July , 19 ⁸3 . 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. COMPAN (If executed by a corporation affix corporate neal) ng la Harlynn C. Shultz STATE OF OREGAN STATE OF OREGON, County of.....) as. County of Klaffath , 19 July 24 Personally appeared 2 2 , 19. 83. <u>s</u>who, being duly sworn, Personally appedied the baye named Claytopo S. Shullor and Earlyrin C. Shullor and the second structure of the second instru-ment to be the the second seco 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 allized to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in be-halt of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. Belde La Belore me: lar UX. (OFFICIAL (OFFICIAL SEAL) SEAL) Notary Public for Oregon Notary Public for Oregon My commission expires: 6/19/87 My commission expires: Clayton S. Shultz and Earlynn C. Shultz 7KA STATE OF OREGON. 314 5 Klamath Falls, OR 99601 County of GRANTOR'S NAME J.C. Acertify that the within instru-Hatfield ment was received for record on the P.O. Box 63 day \v/ .19. Chiloquin, Oregon 97624 GRANTEE'S NAME AND ADDRESS ACE RESERVED After recording return tes FOR file/reel number. Record of Deeds of said county. RECORDER'S USE Per Grantee Witness my hand and seal of County affixed. NAME, ADORESS, ZIP mge is requested all tax statements shall be sent to the following addre Until a ch Recording Officer Per Grantee Deputy NANE, ADDRESS, ZIP

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SUBJECT TO: 1. Rights of the public in and to any portion of the herein described premises 1. UoS SUBJECT TO: 11664[] Jying within the limits of streets, roads or highways.

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2. Rights of the public and of governmental bodies and the State of Oregon, in and to any portion of the herein described premises lying below the high water mark of the Williamson River.

3. Any existing easements visible on the ground for roads, pipelines or utilities, to which the property might be subject under provisions of Land Status Report, including the terms and provisions thereof, recorded in Deed Volume 299 at page 625, Deed Records of Klamath County, Oregon. 74

4. Reservations of subsurface rights, including the terms and provisions thereof, as set forth in Deed from Viola Knight John Ruff to Mary Nan John Reyes, recorded June 4, 1958 in Deed Volume 299, page 625, Deed Records of Klamath County, Oregon.

.5. Reservations of sub-surface rights as set forth in Patent, including the terms and provisions thereof, from United States of America to Mary Nan John Keyes,

STATE UF OREGCN; COUNTY OF KLAMATH; ss.

	Filed for record				
	this <u>21st</u> day of	July	A. D. 19 <u>83</u>	at <u>3:20</u>	o'clock P.M.
	duly recorded in Vol	<u> </u>	, ofDe	eds EVELYN B	on Page 11663 SIEHN, County life Actoch
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