

27262

## WARRANTY DEED

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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 Ludvig Strand, Aida Strand and Cathryn Strand, 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 2, Block 2, Original Plat, Klamath River Acres of Oregon, Ltd.  
according to the official plat thereof on file in the 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 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 \$ 1,990.00.  
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 13<sup>th</sup> day of September, 1979;  
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)

Attorney-in-fact for Benjamin Curtis Harris a  
General partner of Klamath River Acres of Oregon, Ltd.  
STATE OF OREGON, County of ss.

STATE OF OREGON, }  
County of Klamath } ss.  
September 13, 1979

Personally appeared the above named E. J. Shipsey, a general partner of Klamath River Acres of Oregon, Ltd.

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

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:

Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

Klamath River Acres of Oregon, Ltd.  
Box 52  
Keno, Oregon 97627  
GRANTOR'S NAME AND ADDRESS

Ludvig Strand, Aida Strand and Cathryn Strand

Hatton North Dakota 58240  
GRANTEE'S NAME AND ADDRESS

After recording return to:

John S. Foster, Vaaler Law Firm  
P.O. Box 1617  
Grand Forks, ND 58206-1617  
NAME, ADDRESS, ZIP

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

Farmers Merchants  
National Bank  
Hatton, ND 58240

STATE OF OREGON,

County of ss.

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.

By Recording Officer  
Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON }  
County of Klamath } ss

On the 13th day of September, 1979, 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: Delora M. Ellinger  
Notary Public for Oregon  
My Commission Expires: 4/29/80

STATE OF OREGON, )  
County of Klamath )  
Filed for record at request of

on this 22 day of August A.D. 19 83  
at 2:12 o'clock P M, and duly  
recorded in Vol. M83 of DEEDS  
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**EVELYN BIEHN**, County Clerk  
By Ann Lewis Deputy  
Fee 8.00