

40298

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Fred W. Veiga & Carol J. Veiga, husband and wife, as to an undivided one-half interest, and Raymond R. Patscheck & Jean E. Patscheck, husband & wife, as to an undivided one-half interest hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Giacomo M. Somenzi, 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:

The South $\frac{1}{2}$ of the South West $\frac{1}{4}$ of the South West $\frac{1}{4}$ of the South West $\frac{1}{4}$ of Section 20, Township 35 South Range 13 East Willamette Meridian, consisting of 5 acres more or less.

Excepting there from an easement for ingress and egress over the Westerly 50 feet.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(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

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 \$ 1,500.00.
 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 this 9 day of August, 19 84; 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 California

County of Orange

August 16, 19 84

STATE OF OREGON, County of _____

Personally appeared _____, 19 _____

_____ 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 Raymond R. Patscheck, Jean E. Patscheck, Carol J. Viega, Fred W. Viega

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

(OFFICIAL SEAL)

Before me Karl D. Dwyer

Notary Public for California
 My commission expires: 1/28/87

Notary Public for Oregon
 My commission expires:

(OFFICIAL SEAL)

Fred W. Veiga et al
640 N. Tustin Ave., Ste. 105
Santa Ana, Cal. 92705
 GRANTOR'S NAME AND ADDRESS

Giacomo M. Somenzi
3657 Whirlaway
Chino Hills, Cal. 91710
 GRANTEE'S NAME AND ADDRESS

After recording return to:
Giacomo M. Somenzi
3657 Whirlaway
Chino Hills, Cal. 91710
 NAME, ADDRESS, ZIP

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

Giacomo M. Somenzi
3657 Whirlaway
Chino Hills, Cal. 91710
 NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 21 day of August, 1984, at 12:17 o'clock P.M., and recorded in book/reel/volume No. M84 on page 14431 or as document/fee/file/instrument/microfilm No. 40298, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME Sam Smith TITLE Deputy

Fee: \$4.00

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