

1-1-74

43130

WARRANTY DEED

Vol. M84 Page 19184

KNOW ALL MEN BY THESE PRESENTS, That Fred W. Veiga & Carol J. Veiga, husband & wife, & Raymond R. Patscheck & Jean E. Patscheck, husband & wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jean E. Patscheck

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 West ½ of the North West ¼ of the South East ¼ of the South East ¼ of Section 13, Township 35, South Range 12 East Willamette Meridian, consisting of five acres more or less.

Subject to:

A non-exclusive easement for the purpose of ingress and egress over the Southern 30 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

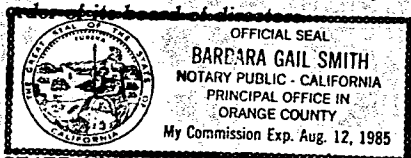
and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$

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 day of October, 1984; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by



STATE OF California

County of Orange

10-31-1984

STATE OF OREGON, County of ss.

Personally appeared and

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

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:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon CALIFORNIA

My commission expires: Aug 12, 1985

Notary Public for Oregon

My commission expires:

Fred W. Veiga et al
640 N. Tustin Ave., Ste. 105
Santa Ana, Cal. 92705

GRANTOR'S NAME AND ADDRESS

Jean E. Patscheck
1899 Holly Tree Lane
Santa Ana, Cal. 92705

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jean E. Patscheck
1899 Holly Tree Lane
Santa Ana, Cal. 92705

NAME, ADDRESS, ZIP

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

Jean E. Patscheck
1899 Holly Tree Lane
Santa Ana, Cal. 92705

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 13th day of November, 1984, at 12:53 o'clock P.M., and recorded in book/reel/volume No. M84 on page 19184 or as document/fee/file/instrument/microfilm No. 43130, Record of Deeds of said county.

SPACE RESERVED
FOR
RECORDER'S USE

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *[Signature]* Deputy

Fee: \$4.00

CK 4.00