

1-1-74

43131

WARRANTY DEED

Vol. 1884 Page 19185



KNOW ALL MEN BY THESE PRESENTS, That Fred W. Veiga & Carol J. Veiga, husband & wife and 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 East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Government Lot 4, Section 18 Township 35 South Range 13 East W.M., consisting of 5 acres more or less. Subject to: A non-exclusive easement across the Northerly 30 feet therefrom. Together with: A non-exclusive 60 foot easement, the Center line of which runs along the South Line of the North $\frac{1}{2}$ of the South $\frac{1}{2}$ of the S.E. $\frac{1}{4}$ of Section 13 Township 35 South Range 12 East W.M., and along the South Line of the North $\frac{1}{2}$ of Government Lot 4 of Section 18 Township 35 South Range 13 East W.M.

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

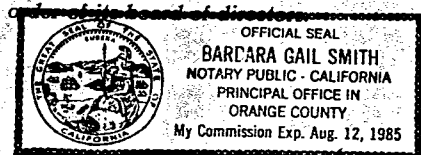
grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 part of the 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 ss.
10-31-1984

Personally appeared the above named FRED W. VEIGA, CAROL VEIGA, RAYMOND R. PATSCHECK and JEAN E. PATSCHECK and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me
(OFFICIAL SEAL) Barbara Gail Smith
Notary Public for Oregon CALIFORNIA
My commission expires: Aug. 12, 1985

STATE OF OREGON, County of..... ss.
....., 19.....

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 be-
half 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)
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 instru-
ment 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 19185 or as document/fee/file/
instrument/microfilm No. 43131,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By [Signature] Deputy

Fee: \$4.00

SPACE RESERVED
FOR
RECORDER'S USE

OK
4.00