

TL 45661

KNOW ALL MEN BY THESE PRESENTS, That  
Oregon corporation

ORERANCHES, INC., and

and existing under the laws of the State of Oregon, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto FREDERICK L. HOYLE

**FREDERICK L. HOYLE**

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 W<sup>1</sup>/<sub>2</sub> of Government Lot 4 in Section 19, Township 35, South, Range 11, East of the Willamette Meridian, Klamath County, Oregon. Subject, however, to the following:

1. Any existing easements visible on the ground for roads, pipe-lines or utilities, to which the property might be subject under provisions of Land Status Report recorded November 24, 1958 in Book 306 at page 596; recorded March 9, 1959 in Book 310 at page 369, recorded May 13, 1959 in Book 312 at page 378; recorded March 9, 1959 in Book 310 at page 378, all in Deed Records of Klamath County, Oregon.

2. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
3. Unrecorded Contracts of said premises.

3. Unrecorded Contract of Sale dated February 4, 1971 between Winema (for continuation of this deed see reverse side of this document)

(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 forever, that said grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed;

with warrant and forever defend the above granted 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 \$ 9,500.00

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 9,500.00

and the consideration (indicate which) ☒ includes other property or value given or promised which is

In construing this deed and where the context so requires, the singular includes the plural.  
Done by order of the grantor's board of directors with its corporate seal hereunto duly attested.

Done by order of the grantor's board of directors, with its corporate seal affixed, on July 16, 1975

OPERANCHES, INC

(SEAL)

By George A. Pondell President

By Richard B. V. Secretary

STATE OF OREGON, County of Klamath

Personally appeared George A. Pondella, ss: July 30 1975

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

self-affixed to the foregoing instrument is the corporate seal of said corporation and that the 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: W. Eugene T. Addington

Notary Public for Oregon

My commission expires: 3-21-57

(OFFICIAL SEAL)

Marlene T. Addington

Notary Public for Oregon

NOTE: The sentence between the symbols ( ), if not applicable, should be deleted. See ORS 93.030

**WARRANTY DEED**  
**CORPORATION**

TO

**AFTER RECORDING RETURN TO**

7 Fred Hoyle  
Box 416  
Sprague River, Or  
97639

STATE OF OREGON

County of \_\_\_\_\_

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 filing fee number \_\_\_\_\_, Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

**Title**

By \_\_\_\_\_ Deputy

1355A

1962

Peninsula, Inc., as Vendor, to Josephine L. Pavlik, as Vendee, and an unrecorded Contract of Sale dated September 26, 1973 between Josephine L. Pavlik, as Vendor, to Oreranches, Inc., as Vendee, which Contracts Grantees do not assume and agree to pay and Grantors covenant that it will hold them harmless therefrom.

CALIFORNIA  
STATE OF ~~OREGON~~  
County of Los Angeles

ss.

FORM NO. 23 -- ACKNOWLEDGMENT  
STEVENS-HESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 28th day of July August, 1975, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Richard R. Kopczak, Secretary of Oreranches, Inc.

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

*[Signature]*

Notary Public for ~~Oregon~~ California  
My Commission expires Feb 13, 1976

STATE OF OREGON,  
County of Klamath )

Filed for record at request of

on this 6th day of February A.D. 19 85  
at 2:42 o'clock P M, and duly  
recorded in Vol. M85 of Deeds  
Page 1961

EVELYN BIEHN, County Clerk

By *[Signature]* Deputy

Fee 9.00

WARRANTY DEED  
CORPORATION