

51816

WARRANTY DEED

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HARRIS LAW PUBLISHING CO., PORTLAND, OR. 97204

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH RIVER ACRES OF OREGON, LTD.,
 a limited partnership,
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAYMOND D. ROBERTS and TSURUKO nmi ROBERTS, Husband and Wife,
 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 37, Block 35, Fifth Addition, Klamath River Acres,
 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 \$11,900.00.
 However, the actual consideration paid for this transfer, stated in terms of dollars, is \$11,900.00.
 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 2nd day of April, 1976; 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 OREGON,

County of Klamath } ss.

April 2, 1976.

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

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

Before me:
 (OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7/19/78

Attorney-in-fact for Benjamin Curtis Harris,
 a general partner of Klamath River Acres of Oregon, Ltd.

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 _____

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.

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

Raymond D. & Tsuruko Roberts

124 N. 2nd St.

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

MTC

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

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

ACKNOWLEDGMENT BY ATTORNEY IN FACT

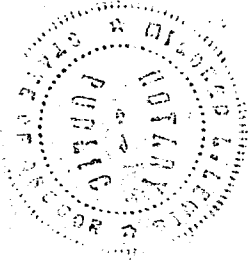
STATE OF OREGON)

) ss

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County of Klamath)

On the 2nd day of April, 1976, 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:

Mildred L. Lewis

Notary Public for Oregon

My Commission expires: 7/19/78

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 6th day
of August A.D., 19 85 at 2:53 o'clock P M., and duly recorded in Vol. M85,
of Deeds on Page 12416.

FEE \$9.00

Evelyn Biehn

County Clerk

By

Lam Smith