

1967

52115

Vol. 1285

Page 12868

KNOW ALL MEN BY THESE PRESENTS, That Maynard Hricziscse

for the consideration hereinafter stated to the grantor paid by Kenneth Hricziscse Maynard Hricziscse and hereinafter called the grantor, hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

See attached Exhibit "A" for legal description, and by this reference incorporated herein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are 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,

and that grantor will 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 \$Transfer of Title
~~However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).~~

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 15th day of August, 1985; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Maynard Hricziscse
 Maynard Hricziscse

(If executed by a corporation,
 affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.
 August 15, 1985

Personally appeared the above named

Maynard Hricziscse

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

(OFFICIAL
 SEAL)

Before me:

Notary Public for Oregon

My commission expires: 11-20-87

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL
 SEAL)

NOTE—The sentence between the symbols ⓪, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

(SURVIVORSHIP)

Maynard Hricziscse

TO

Maynard Hricziscse &

Kenneth Hricziscse

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

Maynard Hricziscse
 4316 Barry Avenue
 Klamath Falls, OR 97603

(DON'T USE THIS
 SPACE; RESERVED
 FOR RECORDING
 LABEL IN COUN-
 TIES WHERE
 USED.)

STATE OF OREGON

County of } ss.

I certify that the within instru-
 ment was received for record on the
 day of , 19 ,
 at o'clock M., and recorded
 in book on page or as
 file number , Record of
 Deeds of said County.

Witness my hand and seal of
 County affixed.

Title.

By Deputy.

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A tract of land situated in sections 15 and 22, T40S, R12EW, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is N64°03'38"W a distance of 3410.52 feet from the southeast corner of said section 15; thence South 2822 feet, more or less, to the southerly line of the NE¼NW¼ of said section 22; thence Westerly, along said southerly line to the NW 1/16 corner of said section 22; thence Northerly to the W 1/16 corner common to said sections 15 and 22; thence Westerly to the southwest corner of said section 15; thence Northerly to the W¼ corner of said section 15; thence Easterly, along the center-section line of said section 15, to a point which bears North from the point of beginning; thence South to a point that is North 84.85 feet from the point of beginning; thence N45°00'00"E to the centerline of Brickhouse Road; thence Southeasterly, along the said center line, to a point which bears N45°00'00"E from the point of beginning; thence S45°00'00"W to the point of beginning, containing 160 acres, more or less, with bearings based on a Solar observation.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 15th day
of August A.D., 19 85 at 2:20 o'clock P M., and duly recorded in Vol. M85
of Deeds on Page 12868.

FEE \$9.00

Evelyn Biehn
By _____

County Clerk

Pam Smith