

67043

WARRANTY DEED

Vol. 188 Page 18662KNOW ALL MEN BY THESE PRESENTS, That OREGON BROADCASTING COMPANY, a
Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN L. LUNDBERG, 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:

Beginning at a point on the North line of Tract 73 of Fair Acres Subdivision #1 which point is 500 feet East of the Northwest corner of said tract; thence running South at right angles to North line of said tract a distance of 100 feet; thence East parallel to North line of said Tract 73 a distance of 100 feet; thence North at right angles to said North line a distance of 100 feet; thence West along said North line a distance of 100 feet to point of beginning being a portion of said Tract 73 containing .23 acres more or less. Together with an easement and right of way, not exceeding 10 feet in width, along the North line of said Tract 73, from the northwest corner of the hereinabove granted plot, to the Northwest corner of the said Tract 73.

(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 Subject to easements and rights of way of record and apparent on 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 \$652.00. 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 15 day of October, 1986; 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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS, BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Oregon Broadcasting Company

By: X Wm B. Smullen

STATE OF OREGON,

County of _____ } ss.

, 19____

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: _____

STATE OF OREGON, County of Jackson) ss.10/11, 1986Personally appeared Wm B. Smullen and _____

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 _____

Oregon Broadcasting Company, 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:

Eileen Cole

Notary Public for Oregon

My commission expires: _____

(OFFICIAL SEAL)

EILEEN COLE
NOTARY PUBLICMy Commission Expires 6/23/89

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 13th day of October, 1986, at 3:09 o'clock P.M., and recorded in book/reel/volume No. 186 on page 18662 or as fee/file/instrument/microfilm/reception No. 67043, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By Ann Smith, Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$10.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

John L. Lundberg
P.O. Box 7448
Klamath Falls, Oregon 97602
NAME, ADDRESS, ZIP

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

John L. Lundberg
P.O. Box 7448
Klamath Falls, Oregon 97602
NAME, ADDRESS, ZIP

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