

67747

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That R&T Trucking, composed of Ronald Kirkpatrick and Theodore Kirkpatrick, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Darvin Robnett dba Robnett Construction 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:

PARCEL I: A tract of land located in the West 1/2 of the Northwest 1/4 of the Southwest 1/4, Section 27, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon. From West 1/4 corner of Section 27, South along section line 264 feet to a steel pin, the point of beginning, East 330 feet, then South along line parallel with Section line 27, 264 feet to a pin, then West 264 feet to the point of beginning.

See back for Parcel II

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 Contracts and/or lien for irrigation and/or drainage, and reservations, easements, restrictions and rights of way of record and those 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 \$15,000.00

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 22nd day of December, 1975; 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)

Ronald Kirkpatrick, R&T Trucking
Theodore Kirkpatrick, R&T Trucking

STATE OF OREGON, ss.
County of Klamath
December 22, 1975

STATE OF OREGON, County of _____ ss.
Personally appeared _____, 19____

Personally appeared the above named Ronald Kirkpatrick and Theodore Kirkpatrick and acknowledged the foregoing instrument to be their voluntary act and deed.

_____ 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 _____

Before me: *Judy B. Parker*
Notary Public for Oregon
My commission expires 8-12-77

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)

R&T Trucking
1613 NE Pheasant Circle
Bend, Oregon 97701
GRANTOR'S NAME AND ADDRESS
Robnett Construction
3435 Shasta Way #8
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

STATE OF OREGON, ss.
County of Klamath
I certify that the within instrument was received for record on the 4th day of November, 1986, at 12:44 o'clock P.M., and recorded in book 1436 on page 19962 or as file/reel number 67747
Record of Deeds of said county.
Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Robnett
P.O. Box 586
Philomath, OR 97624
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Robnett Construction
3435 Shasta Way #8
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Fee: \$10.00
By *Evalyn Siehn* County Clerk
Don Smith Recording Officer
Deputy