

OK

70257

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Robin G. Gunderson who took title as Robin G. Putnam hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by William S. Putnam

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:

A tract of property in the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 22, Township 38 South, Range 9 East of the Willamette Meridian, being a portion of that land recorded in Volume 260 page 278 Deed Records of Klamath County, more particularly described as follows:

Beginning at the intersection of the easterly right of way boundary of the Old Fort Road (County Road), and the North boundary of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of said Section 22; thence East along said boundary 304.0 feet, more or less, to the northeast corner of said NW $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence South along the East boundary of same, a distance of 810.0 feet; thence West 647.0 feet, more or less, to the easterly right of way boundary of aforesaid Old Fort Road (County Road); thence Northeasterly along said right of way boundary to the point of beginning.

(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 those of record and those apparent on the land.

and that 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 \$ 8,000.00.   
 ~~the whole or part of the consideration (indicate which).~~ (The sentence between the symbols  $\circledast$ , 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 9th day of January, 1987; 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.

Robin G. Gunderson

STATE OF OREGON, )  
County of Klamath ) ss.  
January 9th, 1987.

Personally appeared the above named Robin G. Gunderson

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

Before me: *Trudie Durant*  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: 9/30/89

STATE OF OREGON, County of ) ss.  
January 9th, 1987.

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: *Trudie Durant*  
NOTARY PUBLIC - OREGON  
Notary Public for Oregon  
My Commission Expires: \_\_\_\_\_

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Robin G. Gunderson

GRANTOR'S NAME AND ADDRESS

William S. Putnam  
4312 El Cerrito Way  
Klamath Falls, Oregon 97603

After recording return to:

William S. Putnam  
4312 El Cerrito Way  
Klamath Falls, Oregon 97603

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

William S. Putnam  
4312 El Cerrito Way  
Klamath Falls, Oregon 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record on the 9th day of January, 1987, at 3:53 o'clock P.M., and recorded in book/reel/volume No. 1487 on page 444 or as fee/file/instrument/microfilm/reception No. 70257, Record of Deeds of said county.

Witness my hand and seal of Court.

Evelyn Blahn, County Clerk

By *Ann Smith* Deputy

Fee: \$10.00