

1967

95282

STEVENSON LAW FIRM, CO., PORTLAND, ORE.

Page 219369

KNOW ALL MEN BY THESE PRESENTS, That 7 C RANCH, INC.,

and existing under the laws of the State of Oregon, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BEN A. GOETTE and GERDA GOETTE, husband and wife,

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, Oregon, described as follows, to-wit:

The N $\frac{1}{2}$  of Section 29, Township 37 South, Range 15 East of the Willamette Meridian.

Subject to: Rights of the public in and to any portion of said premises lying within the limits of roads and highways; One-half interest in the mineral rights as reserved in Deed Volume 46 at page 180, Deed Volume 47 at page 391, Deed Volume 47 at page 546, and Deed Volume 85 at page 248, all in Records of Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any; Conveyance of Fishhole Road No. 379 from Klamath County to the United States Department of Agriculture, Forest Service, by instrument filed November 5, 1959 in County Commissioner's Journal 29 at page 376, Records of Klamath County, Oregon, and by deed recorded May 27, 1960 in Deed Volume 321 at page 453, Records of Klamath County, Oregon (covers additional property).

(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 above set forth.

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 \$ 20,000.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural.

Done by order of the grantor's board of directors, with its corporate seal affixed, this 20th day of June, 1972.

7 C RANCH, INC.

By Donald V. Nonella President

By Barbara J. Nonella Secretary

STATE OF OREGON, County of Klamath

Personally appeared Donald V. Nonella ) ss:

who, being duly sworn, each for himself and not one for the other, did say that the former is the

secretary of 7 C RANCH, INC., president and that the latter is 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.

(OFFICIAL SEAL OF CLERK)

Before me: Helen D. Guckner

Notary Public for Oregon

My commission expires: 11/25/72

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 CORPORATION

7 C RANCH, INC.

TO

BEN A. GOETTE

GERDA GOETTE

AFTER RECORDING RETURN TO

MR + MRS BEN A. GOETTE

9649 Haddon Ave

Arleta, Ca

91331

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

STATE OF OREGON

County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of Dec., 1988, at 11:27 o'clock A.M., and recorded in book M88 on page 21926 or as filing fee number 95282, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Title

By Pauline Mueller, Deputy

Fee \$8.00

88 DEC 27 AM 11 27

(SEAL)

SEAL

337 6343

(OFFICIAL SEAL OF CLERK)

OF CLERK

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