

44511

WARRANTY DEED

Vol. m92 Page 9813

KNOW ALL MEN BY THESE PRESENTS, That WINEMA PENINSULA INC.,
an Oregon Corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
FRED W. KOEHLER, JR.

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:

The North $\frac{1}{2}$ less the Westerly 660' of Lot 2, Section 34,
Township 34 South, Range 7 East of the Willamette Meridian.

Subject to: Easements and rights of way of record and those apparent on the land, if any; Reservation of all subsurface rights, except water, to heirs of Elizabeth Hill as made in Patent No. 1162285, Recorded in Volume 288 of Deeds, page 1, Deed Records of Klamath County.

(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

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 \$ 37,500.00
~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 91.036.)

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 15th day of January, 1979;
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)

STATE OF OREGON,)
County of) ss.
1979

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:

WINEMA PENINSULA, INC.

Leroy Gienger, Pres.
Elvine P. Gienger, Sec.

STATE OF OREGON, County of Klamath) ss.
1979

Personally appeared Leroy Gienger and
Elvine P. Gienger 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

Winema Peninsula, Inc., 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:

Bonnie M. Kuchie

Notary Public for Oregon

My commission expires: 11-5-82

(OFFICIAL SEAL)

Winema Peninsula, Inc.
P.O. Box 384
Chiloquin, Oregon 97624
GRANTOR'S NAME AND ADDRESS

Fred W. Koehler, Jr.
Star Route #1, Box 67G
Chiloquin, Oregon 97624
GRANTEE'S NAME AND ADDRESS

After recording return to:

Fred W. Koehler, Jr.
c/o MTC

NAME, ADDRESS, ZIP

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

Fred W. Koehler, Jr.

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Klamath

I certify that the within instrument was received for record on the 6th day of May, 1979, at 10:12 o'clock A.M., and recorded in book M92 on page 9813 or as file/reel number 44511, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Dianne M. Mendenhall, Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee \$30.00

cc 30-50