

61452

WARRANTY DEED

Vol. M93 Page 10802

KNOW ALL MEN BY THESE PRESENTS, That ROBERT J. SANDERS and JUNE SANDERS as to an UNDIVIDED 1/2 INTEREST and TRUSTEE OF THE GOTSHALK FAMILY TRUST as to an UNDIVIDED \*\*\* hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DARYLE ORTIS and JACQUELINE S. ORTIS, Husband and Wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the 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:

## \*\*\*1/2 INTEREST

## PARCEL 1:

The SW1/4 of the NW1/4 lying Southwesterly of Sprague River Highway, Section 33, Township 35 South, Range 10, East of the Willamette Meridian, Klamath County, Oregon.

## PARCEL 2:

The S1/2NE1/4 lying Southwesterly of Sprague River Highway, Section 32, Township 35 South, Range 10, East of the Willamette Meridian, Klamath County, Oregon.

"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."

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 lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed

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 \$ 50,000.00

~~XXXXXX THIS INSTRUMENT IS VOID AND OF NO EFFECT UNLESS IT IS RECORDED IN THE PUBLIC RECORDS OF THE CLERK OF THE COUNTY OF KLAMATH, OREGON, WITHIN THE TIME SPECIFIED IN THE FOLLOWING ORDER: XXXXX~~

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 12 day of May, 19 93; 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.

STATE OF OREGON,

County of Klamath ss.

May 13, 19 93.

Personally appeared the above named

Robert J. Sanders by his attorney,

June Sanders and June Sanders individually,

The Gotshalk Family Trust, Trustee

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

Before me:

Mary Kenneally

Notary Public for Oregon

My commission expires: 4/20/96



STATE OF OREGON, County of \_\_\_\_\_ ss.

The foregoing instrument was acknowledged before me this

\_\_\_\_\_, 19 \_\_\_\_\_, by \_\_\_\_\_,

\_\_\_\_\_, president, and by \_\_\_\_\_,

\_\_\_\_\_, secretary of \_\_\_\_\_

a \_\_\_\_\_ corporation, on behalf of the corporation.

Notary Public for Oregon \_\_\_\_\_

My commission expires: \_\_\_\_\_ (SEAL)

Robert J. & June Sanders

The Gotshalk Family Trust

HC 590A, Chiloquin, OR 97624

GRANTOR'S NAME AND ADDRESS

Daryle & Jacqueline S. Ortis

P.O. Box 701

Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:

Daryle and Jacqueline S. Ortis

P.O. Box 701

Chiloquin, OR 97624

NAME, ADDRESS, ZIP

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

Daryle & Jacqueline S. Ortis

P.O. Box 701

Chiloquin, OR 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was

received for record on the \_\_\_\_\_

day of \_\_\_\_\_, 19 \_\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded

in book \_\_\_\_\_ on page \_\_\_\_\_ or as

file/reel number \_\_\_\_\_

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

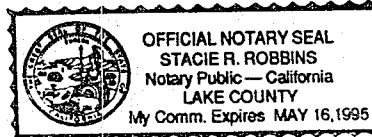
\_\_\_\_\_  
Recording Officer

\_\_\_\_\_  
Deputy

## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California  
 County of Lake  
 On May 12, 1993 before me, Stacie R. Robbins, Notary Public  
 personally appeared Carol Cooper, Trustee of the Gotshalk Family Trust  
☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Stacie R. Robbins  
 SIGNATURE OF NOTARY

## OPTIONAL SECTION

## CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

☒ INDIVIDUAL  
☐ CORPORATE OFFICER(S)

TITLE(S)

☐ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

## SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

Gotshalk Family  
TRUST

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

## OPTIONAL SECTION

TITLE OR TYPE OF DOCUMENT Warranty Deed

NUMBER OF PAGES 1

DATE OF DOCUMENT 5-12-93

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 13th day  
 of May A.D., 19 93 at 3:48 o'clock P.M., and duly recorded in Vol. M93  
 of Deeds on Page 10802

FEE \$35.00

Evelyn Biehn County Clerk

By Carlene Mulender