

10967

## WARRANTY DEED

MTC 30533

NORMAN D. HOFF, RICHARD A. RICHARDS AND BRUCE A. WOODLING AND JANICE M. WOODLING, TRUSTEES OF THE BRUCE A. WOODLING AND JANICE M. WOODLING FAMILY TRUST DATED MARCH 17, 1982.,

Grantor(s) hereby grant, bargain, sell and convey  
C & M INVESTMENTS,

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

N 1/2 OF THE N 1/2 OF THE NE 1/4 OF SECTION 25, TOWNSHIP 35 SOUTH, RANGE 11 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:  
and the 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.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration for this conveyance is \$ 15,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 209 Lowe Rd Ashland OR 97520

Dated this 7 day of December 1995

[Signature]  
NORMAN D. HOFF

[Signature]  
RICHARD A. RICHARDS

[Signature]  
BRUCE A. WOODLING, TRUSTEE

[Signature]  
JANICE M. WOODLING, TRUSTEE

## NOTARY ACKNOWLEDGEMENT

see attachments

STATE OF \_\_\_\_\_ SS. \_\_\_\_\_ 19 \_\_\_\_\_

COUNTY OF \_\_\_\_\_

Personally appeared the above named \_\_\_\_\_

and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act.

Before me:

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

My commission expires \_\_\_\_\_

Return to:

C & M Investments  
209 Lowe Rd  
Ashland OR 97520

95 DEC 22 P 2:58

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**34931**

No. 5907

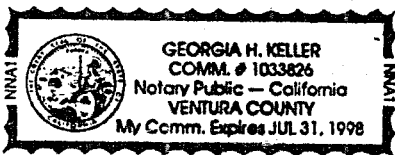
State of California

County of Ventura

On 12-7-95 before me, Georgia H. Keller, Notary Public  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Richard A. Richards  
NAME(S) OF SIGNER(S)

☒ 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 ac-  
 knowledged 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.

Georgia H. Keller  
SIGNATURE OF NOTARY

**OPTIONAL**

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

**CAPACITY CLAIMED BY SIGNER**

- ☒ INDIVIDUAL  
☐ CORPORATE OFFICER

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

**SIGNER IS REPRESENTING:**  
NAME OF PERSON(S) OR ENTITY(IES)

\_\_\_\_\_  
 \_\_\_\_\_

**DESCRIPTION OF ATTACHED DOCUMENT**

Warranty Deed  
TITLE OR TYPE OF DOCUMENT

\_\_\_\_\_  
NUMBER OF PAGES

\_\_\_\_\_  
DATE OF DOCUMENT

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

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

34932

No. 5907

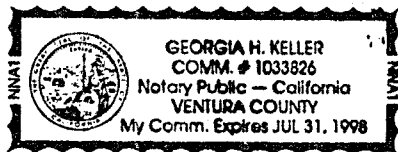
State of California

County of Ventura

On 12-7-95 before me, Georgia H. Keller, Notary Public  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Norman D. Hoff  
NAME(S) OF SIGNER(S)

☒ 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 ac-  
knowledged 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.

Georgia H. Keller  
SIGNATURE OF NOTARY

## OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

### CAPACITY CLAIMED BY SIGNER

- ☒ INDIVIDUAL  
☐ CORPORATE OFFICER  
TITLE(S)
- ☐ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

### DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed  
TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES \_\_\_\_\_

DATE OF DOCUMENT \_\_\_\_\_

**SIGNER IS REPRESENTING:**  
NAME OF PERSON(S) OR ENTITY(IES)

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

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

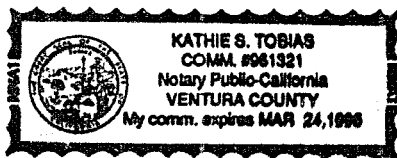
34933

No. 5907

State of California  
County of Ventura

On Dec. 18, 1996 before me, Kathie S. Tobias Notary Public,  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"  
personally appeared Bruce A. Woodling and Janice M. Woodling,  
NAME(S) OF SIGNER(S)

☒ 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.

Kathie S. Tobias  
SIGNATURE OF NOTARY

## OPTIONAL

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### CAPACITY CLAIMED BY SIGNER

☒ INDIVIDUAL  
☐ CORPORATE OFFICER

TITLE(S)

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

SIGNER IS REPRESENTING:  
NAME OF PERSON(S) OR ENTITY(IES)

### DESCRIPTION OF ATTACHED DOCUMENT

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NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 22 day  
of Dec. A.D., 19 95 at 2:58 o'clock P. M., and duly recorded in Vol. M95  
of Deeds on Page 34930

Bernetha G. Letsch, County Clerk

FEE \$45.00

By Pauline Muller