

# KLAMATH COUNTY TITLE COMPANY

## K-48998-D STATUTORY WARRANTY DEED (Individual or Corporation)

RONALD K. RIMA AND DARLEEN M. NIMMO

conveys and warrants to DELBERT E. FOX, LAURALEE E. FOX AND BENJAMIN C. FOX, not as tenants . Grantor.  
in common, by with full rights of survivorship  
the following described real property in the County of Klamath and State of Oregon. . Grantee.

All those portions of Government Lot 7 and Government Lot 8 and the W $\frac{1}{2}$ W $\frac{1}{2}$ W $\frac{1}{2}$ NE $\frac{1}{2}$  lying North of the existing highway as now located in Section 22, Township 33 South, Range 7 $\frac{1}{2}$  East of the Willamette Meridian, Klamath County, Oregon.

AND

SE $\frac{1}{4}$ SW $\frac{1}{4}$ , W $\frac{1}{2}$ W $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 15, Township 33 South, Range 7 $\frac{1}{2}$  East of the Willamette Meridian.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 125,333.33 (Here comply with the requirements of ORS 93.030\*).

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.

DATED this 21st day of March 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

RONALD K. RIMA

DARLEEN M. NIMMO  
DARLEEN

CALIFORNIA  
STATE OF ~~OREGON~~ County of \_\_\_\_\_ )ss.  
The foregoing instrument was acknowledged before me  
this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_  
by RONALD K. RIMA AND DARLEEN M. NIMMO

CORPORATE ACKNOWLEDGEMENT  
STATE OF OREGON, County of \_\_\_\_\_ )ss.  
The foregoing instru. ent was acknowledged before me  
this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_  
by \_\_\_\_\_ and  
by \_\_\_\_\_ of \_\_\_\_\_  
a corporation, on behalf of the corporation.

Notary Public for Oregon  
My commission expires:

Notary Public for Oregon  
My commission expires:

After recording return to:  
DELBERT E, LAURALEE E. & BENJAMIN C. FOX  
P.O. BOX 499  
FORT KLAMATH, OREGON 97626

NAME, ADDRESS, ZIP

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

SAME AS LISTED ABOVE

NAME, ADDRESS, ZIP

Plot  
REF

96 APR -1 P2:56

please see attached loose  
CALIF. certificate. LMA.

THIS SPACE RESERVED FOR RECORDER'S USE

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

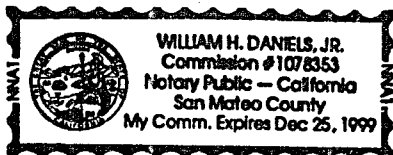
9074

State of CALIFORNIA

County of SAN MATEO

On MARCH 25, 1996 before me, WILLIAM H. DANIELS JR., NOTARY PUBLIC  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")  
 personally appeared RONALD K. RIMA AND DARLEEN M. NIMMO  
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.

William H. Daniels Jr.  
Signature of Notary Public

## OPTIONAL

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

### Description of Attached Document

Title or Type of Document: STATUTORY WARRANTY DEED

Document Date: MARCH 21, 1996 Number of Pages: 1

Signer(s) Other Than Named Above: NA

### Capacity(ies) Claimed by Signer(s)

Signer's Name: RONALD K. RIMA

- ☒ Individual
- ☐ Corporate Officer
- Title(s): \_\_\_\_\_
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here

Signer Is Representing:

NA

Signer's Name: DARLEEN M. NIMMO

- ☒ Individual
- ☐ Corporate Officer
- Title(s): \_\_\_\_\_
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here

Signer Is Representing:

NA

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 1st day  
 of April A.D., 19 96 at 2:56 o'clock PM., and duly recorded in Vol. M96  
 of Deeds on Page 9073

FEE \$35.00

By Bernice G. Letsch, County Clerk