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WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Edward L. Patzke and Ople V. Patzke,  
husband and wife  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by G. Nan Maddock

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Beginning at a point which is S. 222 feet and West 1605 feet from the NE corner of Section 3 Township 37 S., Range 14 E.W.M., thence West 174 feet more or less to the Bly Ditch; thence Northwesterly along said ditch to the South line of Kirby Lane; thence Easterly along Southerly line of Kirby Lane to the Westerly right of way line of Edler Street, thence Southerly on Westerly line of Edler Street 50 feet more or less to point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.  
And grantor hereby covenants to and with 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

and that grantor will warrant and forever defend the 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 \$ 2500.00

⓪However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ⓪(The sentence between the symbols⓪, if not applicable, should be deleted. See ORS 93.030.)

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

In Witness Whereof, the grantor has executed this instrument this 6th day of January, 19 97

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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on

by

Jan 14 1997  
Leslie R. Thomas  
Notary Public for Oregon  
My commission expires MAY 16, 2000

Edward L. Patzke P.O. Box 43  
Ople V. Patzke Bly Oregon

Grantor's Name and Address

G. Nan Maddock

P.O. Box 120

Bly Ore 97622

Grantee's Name and Address

After recording return to (Name, Address, Zip):

G. Nan Maddock

P.O. Box 120

Bly Ore 97622

Until requested otherwise send all tax statements to (Name, Address, Zip):

Same as above

SPACE RESERVED  
FOR  
RECORDER'S USE

Fee: \$30.00

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of March, 19 97, at 2:37 o'clock P.M., and recorded in book/reel/volume No. M97 on page 6599 and/or as fee/tile/instrument/microfilm/reception No. 33888, of the Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk.

By Kathleen Ross, Deputy.