

34951

WARRANTY DEED
MTC 40895-PS

ALBIN B. MIKOLAJCZYK,

Grantor(s) hereby grant, bargain, sell and convey to:

STANLEY W. ODELL and DARLENE K. ODELL, as tenants by the entirety,

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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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.


97 MAR 26 AM 3:32

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 \$ 48,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 407 BOWLINE DR., VACAVILLE, CA 95687

Dated this March day of 17, 1997


ALBIN B. MIKOLAJCZYK

STATE OF _____ SS. _____ 19 _____
COUNTY OF _____

Personally appeared the above named _____

- SEE ATTACHED -

and acknowledged the foregoing instrument to be _____ voluntary act.

Before me:

Notary Public for _____

My commission expires _____

(seal)

ESCROW NO. MT40895-PS

Return to:

STANLEY W. ODELL

407 BOWLINE DR.

VACAVILLE, CA 95687

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

8867

No. 5907

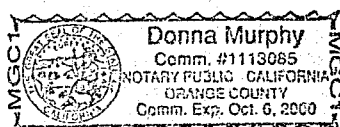
State of California

County of Orange

On 3-17-97 before me, Donna Murphy - Notary Public
DATE NAME, TITLE OF OFFICER, E.G., JANE DOE, NOTARY PUBLIC

personally appeared Allan B. Nibbeling
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.

Donna Murphy
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 _____

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 3 of Minor Land Partition 24-88, more particularly described as follows:

A tract of land situated in Government Lot 11 of Section 18, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of Parcel 3 of Minor Land Partition No. 36-83, South 00 degrees 09' 35" West 344.21 feet from the Northeast corner of said Parcel 3, the N1/4 corner of said Section 18 bears North 00 degrees 09' 35" East 1,526.97 feet; thence South 89 degrees 06' 14" West 487.11 feet to the West line of said Parcel 3; thence South 00 degrees 54' 18" East, along said West line, 124.04 feet; thence along the arc of a curve to the left (Radius = 40.00 feet and central angle = 89 degrees 05' 42") 62.20 feet to a point on the North right-of-way line of Lake Forest Road; thence East, along said North right-of-way line, 444.62 feet to the Southeast corner of said Parcel 3; thence North 00 degrees 09' 35" East 171.00 feet to the point of beginning.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 26th day
of March A.D. 1997 at 10:32 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 8866

FEE \$40.00

Bernetha G. Letsch, County Clerk

by Kathleen Row