

48337

# WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That Edmond R. Prince and Mary K. Prince,  
husband and wife,  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Fred A.  
Nettelbeck, an unmarried man,  
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:

Lots 13, 14, 15, 16, 17, 18 & 19, Block 14, Sprague River, Oregon situated in Section 14, Township 35 South, Range 10 East of the Willamette Meridian Klamath County, Oregon.

SUBJECT TO Covenants, conditions, reservations, easements, restrictions, rights, rights of way and all matters appearing of record.

(IF SPACE IS 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 NONE.

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 \$1. (One Dollar)

considerable. (b)(7)(C) The sentence between the symbols③, if not applicable, should be deleted. See ORS 93.030.)

XXXXX In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 30th day of October, 1997; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

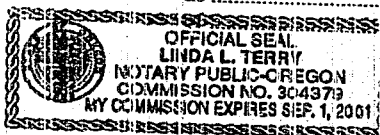
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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

This instrument was acknowledged before me on Oct. 30, 1997

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_

as .....



*Dinaack Terry*  
My commission expires 9/1/04 Notary Public for Oregon

Edmond R. ... and Mary K. Prince  
P.O. Box 202  
Beatty, OR 97621  
Grant's Name and Address

Fred A. Nettelbeck  
P.O. Box 336  
Sprague River, OR 97639  
Grant's Name and Address

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

Fred A. Nettelbeck  
P.O. Box 336  
Sprague River, OR 97639  
If not requested otherwise send all tax statements to (Name, Address, Zip)

Fred A. Nettelbeck  
P.O. Box 336  
Sprague River, OR 97639

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 19<sup>th</sup> day  
of November, 19 97, at  
2:25 o'clock P.M., and recorded in  
book/reel/volume No. 497 on page  
38035 and/or as fee/file/instru-  
ment/microfilm/reception No. 48837,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Bernetha C. Letsch, Co. Clerk

NAME Robert R. Rose TITLE Deputy.