

52927

WARRANTY DEED

Vol. M98 Page 4258KNOW ALL MEN BY THESE PRESENTS, That STANLEY C. MASTEN, JR.hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by TOM DeJONG

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

The $S\frac{1}{2}SW\frac{1}{4}$ of Section 15; the $W\frac{1}{2}NW\frac{1}{4}$ AND That part of the $NW\frac{1}{4}SW\frac{1}{4}$ lying North of the County Road in Section 22; that portion of the $S\frac{1}{2}NE\frac{1}{4}$ and Lots 3 and 4 of Section 21 lying North of the County Road; all in Township 39 South, Range 11 $\frac{1}{2}$ East, Willamette Meridian.

Subject to Farm Land Use Taxation and to any additional taxes which may be levied by reason of the land being disqualified for any reason whatsoever.

Subject to reservations and restrictions of record, easements and rights of way of record and those apparent on the land; acreage and use limitations under the provisions of United States statutes and regulations issued thereunder; and to rules, regulations, liens, assessments, contracts, rights of way, easements, and any and all obligations created or imposed upon or affecting said premises by the Klamath Basin Improvement District.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said 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 except as hereinabove set forth;

and that

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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 325,000.00

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

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 30 day of Sept, 1975; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Stanley C. Masten Jr.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }
County of Klamath, } ss.
Sept 30, 1975.

Personally appeared the above named
STANLEY C. MASTEN, JR.

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 1/11/79.

STATE OF OREGON, County of _____) ss.
_____, 19____.

Personally appeared _____ and

_____, who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

_____, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

AMERITILE has recorded this instrument by request as an accommodation only, and has not examined for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

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

TOM DeJONGP.O. Box 217Bonanza, OR 97623

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 9th day of February, 1998, at 3:46 o'clock P.M., and recorded in book M98 on page 4258 or as file/reel number 52927.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letach, Co. Clerk
Recording Officer

Fee: \$30.00By Kardian L. Lee Deputy