

1967/50

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STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

KNOW ALL MEN BY THESE PRESENTS, That ROY A. POFFENBERGER, SR.

hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by ROY A. POFFENBERGER, JR.,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, sit-
uated in the County of Multnomah and State of Oregon, described as follows, to-wit:

Commencing at a point South 89 degrees 27 minutes West 1328.4 feet and
South 2 degrees 24 minutes East 379.12 feet from the Northeast corner of
the Northwest quarter of Section 35, Township 1 North, Range 4 East of
Willamette Meridian (said place of beginning being on the South boundary
of County Road) running thence South 2 degrees 24 minutes East 927.88 feet;
thence North 89 degrees 48 minutes East 642.10 feet; thence North 2 degrees
24 minutes West 823.19 feet more or less to the South line of County Road;
thence Westerly along South side of said County Road 653.4 feet, more or
less to the place of beginning, containing 13.2 acres more or less. To-
gether with a right of way over a forty-foot strip of land running from
the County Road South along the East line of the above described property
to the South line thereof in Multnomah County, Oregon.

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
conditions, restrictions and easements of record,

and that
grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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 \$ -0-
However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which).

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

WITNESS grantor's hand this 9th day of October, 1970.

STATE OF OREGON, County of Multnomah) ss. October 9, 1970.
Personally appeared the above named ROY A. POFFENBERGER, SR.

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

Before me: *[Signature]*
Notary Public for Oregon
My commission expires 7-18-71

(OFFICIAL SEAL)

NOTE—The sentence between the symbols Ⓢ, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

ROY A. POFFENBERGER, SR.

TO

ROY A. POFFENBERGER, JR.

AFTER RECORDING RETURN TO

Roy A. Poffenberger, Jr.

PO Box 25

FOREST, OREGON.

STATE OF OREGON) ss.
Multnomah County)

I, JAMES D. WELDON, Director, Department of Records
and Elections and County Clerk, do hereby certify
that the foregoing instrument was received
and recorded in the record of
said County at

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RECORDED

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Witness my hand and seal of office affixed.

JAMES D. WELDON, Director,
Department of Records and
Elections.

Deputy.

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OCT 10 1970