

86798

VOL 262 PAGE 277

KNOW ALL MEN BY THESE PRESENTS, That Wrs. Ivan L. Cromer and Zelma A. Cromer, husband and wife.

in consideration of Ten Dollars and other valuable considerations

to us paid by Fred Bennett and Mabel Bennett, husband and wife,

do hereby grant, bargain, sell and convey unto said Fred Bennett and Mabel Bennett, husband and wife, as an estate by the entirety,

their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Klamath and State of Oregon, bounded and described as follows, to-wit:

All that part of the SW¹/₄SW¹/₄ of Section 7, Township 40 South, Range 10 East of the Willamette Meridian, lying Northeastly from the Dalles-California Highway, containing 5 acres, more or less.

SUBJECT TO:

1. All contracts and agreements with the United States of America and the Klamath Irrigation District relative to irrigation and/or drainage and any existing rights of way for ditches or canals heretofore conveyed or used in connection therewith.

2. Reservations in deed from Robert Cheyne and Fannie M. Cheyne, his wife, to John J. Kuhnke and Anna Kuhnke, his wife, recorded December 2, 1931 on page 360 of Vol. 94 of Deeds, records of Klamath County, Oregon as follows: "First party reserves the right for an easement for irrigation ditch or ditches to run irrigation water over and across said land to the property lying Southwesterly across the Dalles-California Highway and Southern Pacific Tracks."



To Have and to Hold the above described and granted premises unto the said Fred Bennett and Mabel Bennett, husband and wife, as an estate by the entirety, their heirs and assigns forever.

And Wrs. Ivan L. Cromer and Zelma A. Cromer, husband and wife, the grantors, above named do covenant to and with the above named grantees their heirs and assigns that no one lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all encumbrances, save and except as above stated.

and that no will and one heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever,

Witness our hand and seal this 27th day of July, 1953.

Executed in the Presence of

Ivan L. Cromer (SEAL)

Zelma A. Cromer (SEAL)

(SEAL)

(SEAL)

STATE OF OREGON,

County of Klamath

BE IT REMEMBERED, That on this 27th day of July, 1953, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Ivan L. Cromer and Zelma A. Cromer, husband and wife,

known to me to be the identical individual, s described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

H. Patterson
Notary Public for Oregon.

My Commission expires MY COMMISSION EXPIRES MAR. 30, 1957



WARRANTY DEED

(FORM No. 1)

to

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the

27th day of August, 1953, at 11:09 o'clock A.M.

and recorded in book 262 Record of Deeds

on page 277 of said County.

Witness my hand and seal of

County affixed.

Notary Public for Oregon.

By H. Patterson Deputy.

Fee \$1.50

RECORDED

INDEXED

FILED

CLERK

NOTARY PUBLIC

ASSOCIATION OF CLERKS

CLERK

CLERK

CLERK

CLERK