

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS That Norman Jacob and Lois Jacob, husband and wife, and Donald Jacob and Frances F. Jacob, husband and wife, of Klamath County, State of Oregon, in consideration of Dollars, Ten and no/100-----

to them, paid by William Rajnus and Mildred J. Rajnus, husband and wife, of Klamath County, State of Oregon, have bargained and sold,

and by these presents do grant, bargain, sell and convey unto the said Grantee S. their heirs and assigns, all the following bounded and described real property, situated in the County of Klamath and State of Oregon: That portion of the S 1/2 SW 1/4 of Section 16 Twp. 41 S.R. 12 E.W.M., described as follows: Beginning at the intersection of the Northeastly line of the Great Northern Railroad right of way, 300 feet wide, as described in deed recorded Vol. 96, page 109, records of Klamath County, Oregon, with the Northwestly line of the Depot Road, 80 feet wide as described in deed recorded Vol. 96, page 173, said Deed Records; thence North 71°45' in deed recorded Vol. 96, page 173, said Deed Records; thence North 71°45' East along said Depot Road a distance of 263.29 feet to the true point of beginning of this description; thence North 165.23 feet; thence following the line to the Northeastly line of said Railroad right of way; thence following the boundary line of said Railroad right of way to its intersection with the North line of the S 1/2 SW 1/4 of Section 16; thence East along said North line to the Northeast corner of the SE 1/4 SW 1/4; thence South along the east line of said SE 1/4 SW 1/4 277.90 feet, more or less, to its intersection with the Northwestly line of the Depot Road; thence Southwesterly along Northwestly line of the Depot Road to the point of beginning, excepting therefrom any additional portion conveyed to the Great Northern Railway by deed Vol. 105 page 209, Klamath County Deed Records.

Also a triangular portion of Lot 14 Section 16 Twp. 41 S.R. 12 E.W.M., being all that portion of said lot lying South of the present Northerly right of way limits of said Great Northern Railway and North of a line parallel to and 8.5 feet Northerly from the center line of Jacob's spur track, said Northerly right of way limits being located 200 feet Northerly from and parallel to the center line of main track of said Great Northern Railway as now located and established, the center line of Jacob's spur track described as follows: Beginning at intersection of center line of main track of said Great Northern Railway as now located and established with the West line of Section 16; thence Southeastly along the center line of said main track on a 2° curve to the right a distance of 939.3 feet to the true point of beginning said center line of Jacob's spur track; thence Southeastly along the center line of said spur on a 3°02' reverse curve to the left a distance of 13.8 feet to the point of switch of said spur; thence continuing Southeastly on said 3°02' curve to the left a distance of 89.5 feet; thence Southeastly on a tangent a distance of 89.0 feet; thence Easterly on an 8° curve to the left a distance of 216.2 feet; thence Easterly on a tangent a distance of 244.3 feet, more or less, to the end of said center line of spur track, containing 0.26 of an acre, more or less;

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and also all their estate, right, title and interest in and to the same, including dower and claim of dower,

TO HAVE AND TO HOLD the above described and granted premises unto the said

William Rajnus and Mildred J. Rajnus, husband and wife,

heirs and assigns forever. And the Grantors above named, do covenant to and with the above named Grantee S. their heirs and assigns, that they are lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all encumbrances. April 28, 1958;

and that they will, and their heirs, executors and administrators shall warrant and forever defend the same, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, The Grantor S above named ha vhereunto set their hands and seals this 6th day of March 1963



Norman Jacob (Seal)  
Lois Jacob (Seal)  
Donald Jacob (Seal)  
Frances F. Jacob (Seal)

## STATE OF OREGON

County of Klamath ss.  
BE IT REMEMBERED, That on this 6th day of March, A. D. 1963, before me, the undersigned, a Notary Public, in and for said County and State, personally appeared the within named Norman Jacob and Lois Jacob, husband and wife, and Donald Jacob and Frances F. Jacob, husband and wife, who are known to me to be the identical individuals 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 official seal the day and year last above written.

Notary Public for Oregon.  
My Commission expires Mar. 29, 1965

## WARRANTY DEED

TO

STATE OF OREGON,  
County of Klamath ss.  
I certify that the within instrument was received for record on the 6 day of March, A. D. 1963, at 3:50 o'clock P. M. and recorded in book 343 on page 487. Record of Deeds of said County.  
Witness my hand and seal of County affixed.  
Chas. F. DeLab.  
County Clerk  
Recorder of Conveyances  
By: [Signature] Deputy  
Fee \$2.50  
KLAMATH COUNTY ABSTRACT COMPANY  
114 NORTH WASHINGTON  
KLAMATH FALLS, OREGON