

A-17603

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M-65, P. 1468

WARRANTY DEED

R. B. McWHINNEY and GERTRUDE McWHINNEY, his wife and MAXINE L. NELSON and ELMER NELSON, her husband, hereinafter called Grantors convey to E. C. PORTER, a single man, hereinafter called Grantee, all that real property situated in Klamath County, State of Oregon, described as:

PARCEL 1: All of Tract 5 and all that portion of Tract 12, ALTAMONT SMALL FARMS, according to the recorded plat thereof, more particularly described as follows: Beginning at a point on the North line of said Tract 12 which is West a distance of 250.0 feet from the Northeast corner thereof; thence South, parallel with the East line of said Tract, a distance of 200.0 feet to a point; thence East, parallel with the North line of said Tract, a distance of 250.0 feet to the East line of said Tract; thence South, along said East line, a distance of 120.0 feet to the Southeast corner thereof; thence West, along the South line of said Tract a distance of 643.2 feet to the Southwest corner thereof; thence North, along the West line of said Tract, a distance of 330.0 feet to the Northwest corner thereof; thence, East, along the North line of said Tract a distance of 393.2 feet, more or less, to the point of beginning.

PARCEL 2: All that portion of Tract 12, of ALTAMONT SMALL FARMS, according to the recorded plat thereof, more particularly described as follows: Beginning at a point which is 10.0 feet South and 393.2 feet East of the Northwest corner of said Tract 12; thence East parallel to the North line of said Tract 12, a distance of 150.0 feet to a point which is 10.0 feet South and 100.00 feet West of the Northeast corner of said Tract 12; thence, South, parallel with the East line of said Tract, a distance of 100.0 feet to a point; thence, East, parallel with the North line of said Tract, a distance of 100.0 feet to the East line thereof; thence, South, along said East line, a distance of 100.00 feet to a point; thence, West, parallel to the North line of said Tract, a distance of 250.00 feet to a point; thence, North, parallel with the East line of said Tract, a distance of 200.0 feet to the point of beginning.

and covenants that Grantors are the owners of the above described property free of all encumbrances except reservations, restrictions, easements, rights-of-way of record and those apparent upon the land; rules, regulations, liens and assessments of water-user and sanitation districts, and will warrant and defend the same against



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all persons who may lawfully claim the same, except as shown above.

Dated this 31 day of August, 1965.

R.B. McWhinney
Gertrude McWhinney
Maxine L. Nelson
Elmer Nelson

STATE OF OREGON)
) ss.
County of Klamath)
August 31, 1965.

Personally appeared the above-named R.B. McWhinney and Gertrude McWhinney, his wife, and Maxine L. Nelson and Elmer Nelson, her husband, and acknowledged the foregoing instrument to be their voluntary act. Before me:

William J. Brown
NOTARY PUBLIC FOR OREGON
My Commission expires: 7-11-67

RECORDED IN BOOK 10 OF Klamath County Title Co.
Filed for record in Klamath County Title Co. 65 11:00 A.M. and
the 7 day of Sept. 1965
Date recorded in Vol. H-65 Leeds 11:68
County Clerk
Fee \$3.00

William J. Brown
Notary Public
Seal
City