

SK

KNOW ALL MEN BY THESE PRESENTS, That JAMES B. O'GRADY and ROSALIA F. O'GRADY, husband and wife,

, hereinafter called the grantors,
in consideration of TEN and no/100ths Dollars,

to grants paid by RONALD E. PHAIR and LORRAYNE PHAIR, husband and wife,
, 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:

Beginning at a point in the Westerly line of Summers Lane which lies North 88 deg. 49 min. West 30 feet, and South 0 deg. 10 min. East 610.4 feet from the Northeast corner of Section 15, Township 39 South, Range 9 E.W.M., running thence South 0 deg. 10 min. East 60 feet; thence North 88 deg. 39 min. West 275.4 feet; thence South 0 deg. 10 min. East 313.5 feet; thence North 88 deg. 39 min. West 1020.8 feet, more or less, to a point in the West line of the NE 1/4 NE 1/4 of said Section 15; thence North 0 deg. 2 min. West 533.5 feet; thence South 88 deg. 49 min. East 1018 feet; thence South 0 deg. 10 min. East 160 feet; thence South 88 deg. 49 min. East 275.4 feet, more or less to the place of beginning, being a portion of the NE 1/4 NE 1/4 of said Section 15, Township 39 S., R.9 E.W.M., and containing 11 acres, more or less.

Subject to acreage and use limitations under provisions of U.S. statutes and regulations issued thereunder, easements and rights of way of record and those apparent on the land, contract and/or lien for irrigation and/or drainage and location within South Suburban Sanitary District and liability thereto.

To Have and to Hold the above described and granted premises 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 for those above mentioned

and that grantor will
warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever.

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

WITNESS grantor's hand and seal this 31st day of May, 1966

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(ORS 93.420)

California

STATE OF OREGON, County of San Mateo

ss.

May 31,

19 66

Personally appeared the above named James B. O'Grady and Rosalia F. O'Grady

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

Before me:

Notary Public for Oregon, California

My commission expires

GEORGE DOLL

My Commission Expires Jan. 15, 1969

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Oregon Title

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instru-
ment was received for record on the
28 day of June, 19 66
at 3:22 o'clock P.M., and recorded
in book M-66 on page 6559
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Dorothy Rogers

County Clerk-Recorder.

By

James Mearns

Deputy.

Fee \$1.50