

BARGAIN AND SALE DEED

8521

8251

Vol. Hbx. Page

1
2
3 KNOW ALL MEN BY THESE PRESENTS: That the GRANTORS, FORREST
4 E. RUPLEY and DORINE RUPLEY, husband and wife, and FRED A. RUTLEY,
5 JR. and ALYCE S. RUPLEY, husband and wife, for good and valuable
6 consideration to them in hand paid by the Grantee, VIOLET K.
7 RUPLEY, a single person, of Castle Rock, Washington, the receipt
8 whereof is hereby acknowledged by the said Grantors, do hereby
9 GRANT, BARGAIN, SELL and CONVEY unto the said VIOLET K. RUPLEY,
10 as her sole and separate property, and to her heirs and assigns,
11 all of the following real property with tenements, hereditaments,
12 and appurtenances thereto, situated in the County of Klamath,
13 State of Oregon, bounded and described as follows:

- 14 1. The SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ and that part of the NW $\frac{1}{4}$
15 of SW $\frac{1}{4}$ lying South of high line canal of Shasta
16 View Irrigation District, in Section 32, Town-
17 ship 40 South, Range 12 East of the Willamette
18 Meridian.
19 2. The SE $\frac{1}{4}$ of SW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of SE $\frac{1}{4}$, less 12 acres
20 off the North side of said last mentioned quarter,
21 being a strip of land about 396 feet wide; also a
22 strip of land 20 feet wide off the West side of
23 the NW $\frac{1}{4}$ of SE $\frac{1}{4}$, and off the West side of the
24 North 12 acres of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ to be used for
25 a road, all being in Section 32, Township 40
26 South, Range 12 East, Willamette Meridian.

27 SUBJECT TO

- 28 (1) Acreage and use limitations under provisions of
29 USA Statutes and regulations issued thereunder;
30 (2) Liens and assessments of Klamath Project and of
31 Shasta View Irrigation District, and regulations,
32 contracts, and water and irrigation rights in connection
therewith;
(3) Rights-of-way and easements of record and apparent
on the land;
(4) Oil and Gas Lease to Lost River Oil and Gas Co.,
recorded June 20, 1921, in Book 56 at page 299 of
Deed Records of Klamath County, Oregon; and reserved
in deed recorded October 4, 1946, in Book 196 at
page 379, Deed Records of Klamath County, Oregon;
(5) Water Users' Contract dated July 22, 1949,
recorded May 12, 1952, in Book 260 at page 569 of
Deed Records of Klamath County, Oregon;
(6) The Statement of Line by United States of
America acting through its Department of Agriculture,
Farmers Home Administration, by virtue of Water
Facilities Loan Agreement, said statement being

1 recorded April 24, 1951, in Mechanic Lien Book 11 8292
2 at page 7 of Deed Records of Klamath County, Oregon.

3 TOGETHER WITH and ALSO SUBJECT TO: Contract of Sale
4 of Real Property dated the 14th day of March, 1964,
5 between Forrest E. Rupley and Doraime Rupley, husband
6 and wife, and Fred A. Rupley, Jr. and Alyce Rupley,
7 husband and wife, as SELLERS, and Ival C. Taylor and
8 Mary K. Taylor, husband and wife, and Clifford P.
9 Taylor and Dorothy P. Taylor, husband and wife, as
10 PURCHASERS of the above described real property.

11 TO HAVE AND TO HOLD, the above described premises unto the
12 said VIOLET K. RUPLEY, as her sole and separate property, and to
13 her heirs and assigns forever.

14 IN WITNESS WHEREOF, the said Grantors have hereunto set
15 their hands and seals this 17th day of November, 1965.

16 *Forrest E. Rupley* *Doraime Rupley*
17 Forrest E. Rupley, Grantor Doraime Rupley, Grantor
18 *Alyce S. Rupley*
19 Alyce S. Rupley, Grantor

20 STATE OF CALIFORNIA } ss.
21 COUNTY OF RIVERSIDE }

22 I, THE UNDERSIGNED, a Notary Public in and for the State of
23 California, do hereby certify that on this day personally appeared
24 before me FORREST E. RUPLEY and DORAIME RUPLEY, husband and wife,
25 to me known to be the individuals named in and who executed the
26 foregoing instrument and acknowledged to me that they signed the
27 same as their free and voluntary act and deed for the uses and
28 purposes therein mentioned.

29 IN WITNESS WHEREOF, I have hereunto set my hand and affixed
30 my official seal this 17th day of November, 1965.

31 *Don Campbell*
32 Notary Public in and for the State of
California, residing at Palm Desert.
My Commission expires:

33 STATE OF WASHINGTON } ss.
34 COUNTY OF COWLITZ }

35 I, THE UNDERSIGNED, a Notary Public in and for the State of
36 Washington, do hereby certify that on this day personally appeared
37 before me FRED A. RUPLEY, JR. and ALYCE S. RUPLEY, husband and
38 wife, to me known to be the individuals named in and who executed
39 the foregoing instrument and acknowledged to me that they signed
40 the same as their free and voluntary act and deed for the uses
41 and purposes therein mentioned.

42 IN WITNESS WHEREOF, I have hereunto set my hand and affixed
43 my official seal this 17th day of November, 1965.

44 *Frank B. Hallett*
45 Notary Public in and for the State of
Washington, residing at Castle Rock.
My Commission expires: April 24, 1966

FRANK B. HALLETT
ATTORNEY AT LAW
CASTLE ROCK, WASH.

8293

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Filed for record at request of

this 14th day of August, 1966, at 10:00'clock A. M., and
duly recorded in Vol. 146, of *Deeds* on Page 8293.

23 sep

DOROTHY ROGERS, County Clerk

By *Dorothy Rogers*