

67-1005 B4P

FORM No. 890-DEED, WARRANTY (Survivorship).

16364

M-67

6433



KNOW ALL MEN BY THESE PRESENTS, That Valere I. Matney and Hilda L. Matney, husband and wife

in consideration of ten and no/100 (\$10.00) Dollars, to them paid by Thomas J. O'Hara, Ruth L. O'Hara and Thomas Earl O'Hara

do hereby grant, bargain, sell and convey unto said Thomas J. O'Hara and Ruth L. O'Hara, husband and wife and Thomas Earl O'Hara

not as tenants in common but with the right of survivorship, their assigns and the heirs of such survivor, 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: A parcel of land situated in Lot 11, Block 1, Subdivision of Blocks 2B & 3, Homedale, Klamath County, Oregon, more particularly described as follows:

Beginning at a one-half inch iron pipe marking the southwest corner of said Lot 11; thence N 00°20' E along the west line of said Lot 11 and the east line of Homedale Road a distance of 39.10 feet to a 5/8 inch iron pin; thence S 88°21'30" E a distance of 38.20 feet to a 5/8 inch iron pin on the northerly line of said Lot 11; thence S 62°03' E along the northerly line of said Lot 11 a distance of 154.80 feet, more or less, to a 5/8 inch iron pin that is N 62°03' W a distance of 260.00 feet from the northeast corner of said Lot 11; thence S 16°51' W a distance of 104.20 feet to a one-inch pipe on the southerly line of said Lot 11 as said line is shown on the official subdivision plat, said point being N 59°53' W a distance of 300.00 feet from the southeast corner of said Lot 11; thence N 59°53' W along said southerly line of Lot 11 a distance of 167.94 feet (Record plat distance is 167.80 feet) to the point of beginning.

Included in the above description is the southwesterly five (5) feet of said parcel which has been made part of the right-of-way of Leland Drive by order of the Klamath County Board of Commissioners on June 30, 1965.

Grantors reserve an easement for roadway twenty (20) feet wide along the north line of land conveyed to Lot 11 (15) of said Block 1 (1).

All subject to rights of the Interstate Irrigation District and rights of way and easements of record and apparent upon the ground. These rights shall be protected.

To Have and to Hold the above described and granted premises unto the said Thomas J. O'Hara, Ruth L. O'Hara and Thomas Earl O'Hara

their assigns and the heirs of such survivor forever. Provided, however, that the grantees herein do not take the title in common but with the right of survivorship; that is, that the fee shall vest absolutely in the survivor of the grantees.

And Valere I. Matney and Hilda L. Matney, husband and wife,

the grantor S above named, do hereby covenant to and with the above named grantees, their heirs and assigns, that NO part lawfully seized in fee simple of the above granted premises; that the above granted premises are free from all encumbrances, except as above mentioned,

and that NO part will and OUR 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, except as above mentioned.

Witness OUR hands and seal this 3rd day of August, 1967.

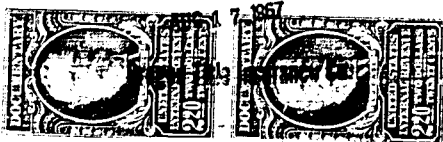
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new
stamps

Valere I. Matney (SEAL)

Hilda L. Matney (SEAL)

(SEAL)

(SEAL)



23

STATE OF OREGON,

6434

County of Klamath } ss.

BE IT REMEMBERED, That on this 31st day of August, 1967, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Vance I. Matney and Hilda S. Matney, husband and wife, who are 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 seal the day and year last above written.

R. C. Jordan
Notary Public for

My Commission Expires May 10, 1971

WARRANTY DEED
(Survivorship)
(FORM No. 698)

Vance I. Matney and
wife

TO

Thomas J. Matney et al.

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 17 day of August, 1967, at 1:06 o'clock P. M., and recorded in book H-67 on page 6433 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Dorothy Rogers
County Clerk—Recorder.

By [Signature] Deputy.
Fee \$1.00

STEVENS-NEES LAW PUB. CO., PORTLAND

Return to

Thomas J. Matney,

611 Shively

Klamath Falls, Oregon. 97601.