

A-19069

23898 *with 68* page 5509

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that MINNIE E. GRIZZLE, a single woman, in consideration of Ten and no/100 (\$10.00) Dollars, to her paid by ROLAND D. BECHTOLD and RUTH ANN BECHTOLD, his wife, does hereby remise, release and forever Quitclaim unto the said ROLAND D. BECHTOLD and RUTH ANN BECHTOLD, his wife, and unto their heirs and assigns, all their right, title and interest in and to the following-described parcel of real estate, situated in Klamath County, State of Oregon, to-wit:

Parcel I: Beginning at an iron pin which lies S. 0°25' E. along the center line of Bisbee Street a distance of 610 feet and S. 88°52' E. a distance of 20 feet and S. 59°18' E. a distance of 183.5 feet and N. 77°02' E. a distance of 32 feet and S. 0°25' E. a distance of 40 feet from the point on the N. Section line of Sec. 15, T. 39 S., R. 9 E.W.M., where the center of Bisbee Street intersects the said Section line and running thence; continuing S. 0°25' E. a distance of 72.4 feet to an iron pin which lies on the N. right of way line of the U.S.R.S. Irrigation ditch 20 feet Northerly at right angles from its center thence following the Northerly right of way line of the U.S.R.S. Irrigation Ditch S. 42°55' E. a distance of 35.2 feet; thence continuing along the Northerly right of way line of the U.S.R.S. Irrigation Ditch S. 63°35' E. a distance of 186.0 feet to an Iron pin; which is the true point of beginning of this description; thence North 0°25' W. a distance of 177.2 feet to an iron pin; thence S. 88°32' E. 265 feet to an iron pin; thence S. 0°12' E. 303.8 feet to the Northerly right of way line of the U.S.R.S. Irrigation Ditch; thence N. 63°35' W. along the Northerly right of way line of the said U.S.R.S. Irrigation Ditch 297.6 feet to the point of beginning containing 1.46 acres, more or less and being a portion of Lot 2, in Block 5 of SECOND ADDITION TO ALTAMONT ACRES, in the NW¼NE¼ of Section 15, T. 39 S., R. 9 E.W.M.

Excepting from the above described parcel, the following described portion conveyed to Wilbur L. Martin and Jessie Martin husband and wife, by Calvin E. Hays et ux by Deed recorded in Book 169, at pg. 152, of Deed Records of Klamath County, Oregon, to-wit: Beginning at a point which lies S. 0°25' E. along the center line of Bisbee Street a distance of 610 feet and S. 88°52' E. a distance of 20 feet and S. 59°18' E. a distance of 183.5 feet and N. 77°02' E. a distance of 32 feet and S. 0°25' E. a distance of 40 feet and S. 88°52' E. a distance of 190 feet and S. 0°25' E. a distance of 95.2 feet from the point on the North Section line of Section 15, T. 39 S., R. 9 E.W.M., where the center line of Bisbee Street intersects the said Section line, and running thence continuing S. 0°25' E. a distance of 82 feet to an iron pin which lies on the Northerly right of way line of the U.S.R.S. Irrigation Ditch 20 feet Northerly at right angles from its center; thence following the Northerly right of way line of the U.S. R. S. Irrigation Ditch S. 63°35' E. a distance of 297.6 feet to a point on the E. line of the NW¼NE¼ of said Sec. 15, thence N. 0°12' W. along the forty line a distance of 81.8 feet to a point; thence N. 63°35' W. a distance of 298 feet, more or less to the point of beginning.

L. ORTH SISEMORE  
ATTORNEY AT LAW  
KLAMATH FALLS, OREGON

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Parcel II. Beginning at an iron pin on the Southerly right of way line of the U.S.R.S. Drain which lies S. 0°25' E. along the center line of Bisbee Street, a distance of 570 feet and S. 88°52' E. a distance of 20 feet, and S. 59° 18' E. a distance of 183.5 feet and N. 77°02' E. a distance of 32 feet along the Southerly right of way line of the U.S.R.S. Drain from the point on the N. Section line of Section 15, T. 39 S., R. 9 E.W.M., where the center line of Bisbee Street intersects said section line and running thence; continuing N. 77°02' E. along the Southerly line right of way line of the U.S.R.S. Drain a distance of 393 feet to an iron pin; thence N. 0°58' E. along the Easterly right of way line of the U.S.R.S. Drain a distance of 37 feet to an iron pin; thence S. 88°52' E. parallel to the N. line of said Section 15, a distance of 73 feet to an iron pin on the E. line of the NW¼NE¼ of said section 15, thence S. 0°12' E. along the forty line a distance of 212.7 feet to an iron pin; thence N. 88°52' W. a distance of 455 feet to an iron pin; thence N. 0°25' W. a distance of 80 feet, more or less to the point of beginning said tract containing 1.5 acres, more or less, and being a portion of Lots 1 and 2 in Block 5 of SECOND ADDITION TO ALTAMONT ACRES, in the NW¼NE¼ of Section 15, T. 39 S., R. 9 E.W.M., in Klamath County, Oregon, reserving however, any right of way of record or apparent on the land for the irrigation ditch across the Easterly portion of the tract now used by the U. S.R.S. for water delivery to point North.

Subject to Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder, all contracts and agreements with the United States of America, rules, regulations and assessments of the South Suburban Sanitary District, reservations contained in a deed from Manhattan Company, a corporation, to Neal D. Lord, dated January 22, 1938, recorded January 27, 1938 in Volume 114, Deed Records of Klamath County, Oregon, at page 131, grant of right of way to California Oregon power Company by deed dated February 3, 1940, Recorded March 22, 1940 Volume 128, Deed Records of Klamath County, Oregon, at page 67 and right of way to California Oregon Power Company granted by deed dated August 19, 1940, recorded November 23, 1940, in Volume 123, Deed Records of Klamath County, Oregon, at page 421.

TO HAVE AND TO HOLD the same, together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining to the said ROLAND D. BECHTOLD and RUTH ANN BECHTOLD, his wife, and to their heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand this 5<sup>th</sup> day of May, 1960.

*Minnie E. Grizzle*

STATE OF OREGON }  
COUNTY OF KLAMATH } ss.

May 5, 1960.

Personally appeared MINNIE E. GRIZZLE, a single woman, and acknowledged the foregoing to be her voluntary act and deed.

15 Before me,

L. ORTH SISEMORE  
ATTORNEY AT LAW  
KLAMATH FALLS, OREGON

*L. Orth Sismore*  
Notary Public for Oregon 4/3/64  
My Commission Expires:



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STATE OF OREGON )  
County of Klamath ) ss

Filed for record at request of

Klamath County Title Co.

on this 20 day of June A. D. 1968

at 11:52 o'clock AM . . .

recorded in Vol. M-68 of Deeds

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DOROTHY ROGERS, County Clerk

Fee 1.50

*Dorothy J. Rogers*

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