

26623

NOT *Me* PAGE 901.2

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT STEVEN F. STILES AND LINDA E. STILES, HEREINAFTER CALLED THE GRANTOR, FOR THE CONSIDERATION HEREINAFTER STATED, TO GRANTOR PAID BY H. DEAN MASON AND JOAN C. MASON, 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 THE STATE OF OREGON, DESCRIBED AS FOLLOWS, TO-WIT:

LOT 5 OF SOUTHSORE, KLAMATH COUNTY,
OREGON

TO HAVE AND TO HOLD THE SAME 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:

1. EASEMENTS, RELEASES AND RIGHTS OF WAY DEEDED TO THE CALIFORNIA OREGON POWER COMPANY, A CALIFORNIA CORPORATION, AS RECORDED IN DEED VOLUME 68 AT PAGES 277 TO 281, INCLUSIVE, AND IN VOLUME 105 AT PAGES 226 AND 227.

2. RESERVATIONS AND RESTRICTIONS AS SHOWN IN DEED FROM R. P. OLIVER ET UX TO CHARLES BENNETT, RECORDED IN DEED VOLUME 81 AT PAGE 289; R. P. OLIVER, ET UX TO E. DIETSCH, ET UX, RECORDED IN DEED VOLUME 82 AT PAGE 263; R. P. OLIVER, ET UX TO GEORGE CRIDER, ET UX IN DEED VOLUME 82 AT PAGE 455 AND 456; R. P. OLIVER ET UX TO HAZEL CRIDER IN DEED VOLUME 124 AT PAGE 299.

3. AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, GIVEN BY E. DIETSCH, ET UX TO THE CALIFORNIA OREGON POWER COMPANY A CALIFORNIA CORPORATION, RECORDED JUNE 2, 1936 IN DEED VOLUME 106 AT PAGE 425.

4. AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, GIVEN BY HAZEL E. CRIDER, ET AL TO THE CALIFORNIA OREGON POWER COMPANY A CALIFORNIA CORPORATION, RECORDED MAY 25, 1936, IN DEED VOLUME 106 AT PAGE 397.

9013

5. RIGHTS OF GOVERNMENTAL BODIES IN AND TO THAT PORTION OF THE ABOVE DESCRIBED PROPERTY LYING BELOW THE HIGH WATER MARK OF UPPER KLAMATH LAKE AND/OR TRIBUTARIES FLOWING THROUGH THE ABOVE DESCRIBED PROPERTY.

6. SUBJECT TO RESERVATIONS, BUILDING RESTRICTIONS, RIGHTS, CONDITIONS AND EASEMENTS AS SHOWN ON THE PLAT AND IN THE DEDICATION OF SOUTHSIDE.

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, EXCEPT THOSE CLAIMING UNDER THE ABOVE DESCRIBED ENCUMBRANCES.

THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$12,500.00

IN CONSTRUING THIS DEED AND WHERE THE CONTEXT SO REQUIRES, THE SINGULAR INCLUDES THE PLURAL.

WITNESS GRANTOR'S HAND THIS FIRST DAY OF OCTOBER, 1968.

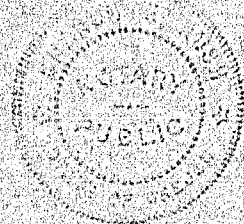
Steven F. Stiles

Linda E. Stiles

STATE OF OREGON

COUNTY OF KLAMATH

PERSONALLY APPEARED THE ABOVE NAMED STEVEN F. STILES AND LINDA E. STILES, HUSBAND AND WIFE, AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.



Sharon E. Ruch
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES:
March 27, 1972

STATE OF OREGON
County of Klamath
Recorded at 11:11 AM
Steven F. Stiles
4th day of October A.D. 1968
8:56 P.M. and duly
Recorded in Vol. M-68 Deeds
Page 9012

Doc. Fee
By *Chapman R. Hostman* County Clerk
Fee 3.00
3