

1967

28166 VOL 10854

KNOW ALL MEN BY THESE PRESENTS, That CLIFFORD J. EMMICH and WINIFRED L. EMMICH, husband and wife, 1931 El Arbolita Drive, Glendale, California 91208

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto HAROLD STANLEY TAYLOR, a single man, 7519 Fountain Avenue, Hollywood, California 90046

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

TOWNSHIP 34 South, Range 7 East, W.M.

Section 2: East 1/2 of Southwest 1/4 and West 1/2 of Southeast 1/4

Excepting that part laying south and westerly of centerline of Larson Creek and also excepting a tract of land situated in East 1/2 of Southwest 1/4 of Section 2, Township 34 South, Range 7 East, more particularly described as follows:

Beginning at a point on the intersection of the centerline of Larson Creek and the west line of the East 1/2 of Southwest 1/4 of said Section 2; thence northerly along the westerly line of the East 1/2 of Southwest 1/4 of said Section 2, 400 feet; thence easterly at right angles to the said westerly line 300 feet; thence southerly parallel with the westerly line of East 1/2 of Southwest 1/4 of said Section 2 to the centerline of said Larson Creek; thence northwesterly along the centerline of said creek to the point of beginning.

(140 acres more or less.)

This conveyance is made subject to rights, reservations of record, and those apparent on the land but is not subject to mortgage from Scherer to Federal Land Bank, Klamath Falls, Oregon or the mortgage from Emmich to Scherer which vendee does not assume and vendor will hold vendee harmless therefrom.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 13,000.00. ~~However, the actual consideration paid for this transfer includes other property or value given or promised which is the whole consideration indicated hereby.~~

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 20th day of Nov, 1968.

*Clifford J. Emmich*  
*Winifred L. Emmich*  
Nov 20th, 1968

CALIFORNIA  
STATE OF OREGON, County of Los Angeles ) ss.

Personally appeared the above named

Clifford J. Emmich and Winifred L. Emmich

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

(OFFICIAL SEAL)



H. W. LeBLANC  
NOTARY PUBLIC—CALIFORNIA  
PRINCIPAL OFFICE IN  
LOS ANGELES COUNTY

*H. W. LeBlanc*  
Notary Public for Oregon, California  
My commission expires

H. W. LeBLANC  
NOTARY PUBLIC in and for the County of  
Los Angeles, State of California  
My Commission Expires April 13, 1969

NOTE—The sentence between the symbols O, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

# Special WARRANTY DEED

CLIFFORD J. EMMICH and

WINIFRED L. EMMICH

TO

HAROLD STANLEY TAYLOR

(DON'T USE THIS  
SPACE, RESERVED  
FOR RECORDING  
LABEL IN COUNT-  
Y WHERE  
USED.)

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instru-  
ment was received for record on the  
16th day of December, 1968,  
at 3:43 o'clock P.M., and recorded  
in book M-68 on page 10854.  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed:

Dorothy Rogers

County Clerk

Title

Fee \$1.50

*William H. Blount*  
Deputy

AFTER RECORDING RETURN TO  
Harold Stanley Taylor  
7519 Fountain Ave.  
Hollywood, Calif.  
90046

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