

KNOW ALL MEN BY THESE PRESENTS, That C. P. Peyton and Doris A. Peyton, husband and wife

in consideration of Twelve Thousand Five Five Hundred and No/100ths * * Dollars,

to them paid by Orrin L. Stuempges and Shirley A. Stuempges, husband and wife

do hereby grant, bargain, sell and convey unto said Orrin L. Stuempges and Shirley A. Stuempges, husband and wife, their heirs and assigns, 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 the W1/2S1/2SW1/4 in Section 3, Township 39 South, Range 9 East of the Willamette Meridian, described as follows:

Beginning at a point on the South line of the W1/2N1/2S1/2SW1/4 60 feet West from the Southeast corner thereof; thence

West on the South line of said subdivision 550 feet more or less to the East line of Washburn Way; thence

North on said line to the North line of the W1/2N1/2S1/2SW1/4; thence

East on said North line 610 feet more or less, to the Northeast corner of said subdivision; thence

South along the East line of the W1/2S1/2SW1/4 to the North line of Hilyard Avenue; thence

West on said line 60 feet to a point due South from the point of beginning; thence

North 310 feet more or less, to the point of beginning.

BUT RESERVING from said parcel an easement for roadway and utility services and for ingress and egress over the East 60 feet of the South 560 feet of said parcel of the use and benefit of the property owners adjoining said easement area which said easement is hereby made appurtenant to the said adjoining properties.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$12,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

To Have and to Hold, the above described and granted premises unto the said Orrin L. Stuempges and Shirley A. Stuempges, husband and wife

their heirs and assigns forever.

And C. P. Peyton and Doris A. Peyton, husband and wife

above named do covenant to and with the above named grantees, their heirs and assigns that they are lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all encumbrances, except as noted of record, and those apparent upon the land, if any;

and that they will and their 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,

Witness our hands and seals this 19 day of June, 1968.

Return to Call Peyton
PO Box 1030
K-1

C. P. Peyton (SEAL)
Doris A. Peyton (SEAL)
(SEAL)
68 (SEAL)

STATE OF OREGON,

County of Klamath

21290

BE IT REMEMBERED, That on this 19th day of June, 1968, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named C. P. Peyton and Doris A. Peyton, husband and wife,

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 affixed my official seal the day and year last above written.

Notary Public for Oregon.

My Commission expires 6-22-69

WARRANTY DEED

(FORM No. 703)
STEVENS-HES LAW FIRM, P.C., PORTLAND, ORE.

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 31st day of December, 1968, at 4:55 o'clock P. M. and recorded in book 1-68 on page 21289, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Dorothy Rogers

County Clerk-Recorder

By Charles F. Vestre

Deputy

Fee \$3.00

WHEN RECORDED RETURN TO

69