

1967/80

KNOW ALL MEN BY THESE PRESENTS, That DALE WAYNE BYRD and MAUREEN BYRD, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JERRY BARNETT and DONNA L. BARNETT, 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 State of Oregon, described as follows, to-wit:

The East 175 feet of the South 60 feet of Lot 5, Block 3, SECOND ADDITION TO ALTAMONT ACRES.

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith; subject to the regulations, liens, assessments and laws relating to the South Suburban Sanitary District; Reservations shown in deed from Western Cities Company, a corporation, to S.L. Head, dated July 23, 1931, recorded July 24, 1931, in Volume 95 at page 603, Deed Records of Klamath County, Oregon, as follows: "Subject to any right of way heretofore conveyed to the U.S. Government or to any other governmental body for canals, ditches or laterals for irrigation or drainage purposes. Subject also to any roads, streets and rights of way for other purposes now existing. Subject also to operation and maintenance charges and liens for water and drainage of the Klamath Irrigation District. The right is also reserved by the grantor to construct and maintain ditches, canals and pipe lines over, under or across land herein described for the purpose of diverting and delivering water for irrigation and domestic uses to adjoining properties."

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 as described herein purpose of diverting and delivering water for irrigation and domestic uses to adjoining properties."

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 22nd day of January 1969

Dale Wayne Byrd
Maureen Byrd

STATE OF OREGON, County of Klamath) ss. January 22, 1969
Personally appeared the above named Dale Wayne Byrd and Maureen Byrd

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

Before me: *Andrew A. Silani*
Notary Public for Oregon
My commission expires March 13, 1970

NOTE: The sentence between the symbols () If not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 23rd day of January 1969, at 11:31 o'clock A.M. and recorded in book 1169 on page 579.

Record of Deeds of said County.

Witness my hand and seal of

County affixed

Wm. D. MILNE

COUNTY CLERK Title

By *Carol Shivers* Deputy

Dec 5 1969

AFTER RECORDING RETURN TO

Silani Realty
314 S. 7th St.
Klamath Falls
Ore.