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BARGAIN AND SALE DEED

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KENNETH G. BATTY and VERN F. BATTY, husband and wife, grantors, convey to
RAYMOND F. BATTY and JESSIE H. BATTY, also known as and called J. HARRIET BATTY,
husband and wife, grantees, all that real property situated in the County of
Klamath, State of Oregon, described as:

All of Lot 23 in Block E of Homecrest Addition to Town of Klamath
Falls, Oregon.

Beginning at an iron pin on the East right of way line of the
Klamath Falls-Merrill Highway which lies South 80°.6 feet along
the Section line and South 69° 43' East a distance of 31.98
feet from the iron axle which marks the West Quarter Corner of
Section 7, Township 39 South, Range 10 East of the Willamette
Meridian in Klamath County, Oregon, and running thence South
76° 14' East a distance of 226.5 feet to a point; thence South
and parallel with the West Section line of said Section 7 a
distance of 45.0 feet to an iron pin; thence East at right angles
to said Section line a distance of 20 feet to an iron pin; thence
North and parallel to said Section line a distance of 10.2 feet
to an iron pin; thence South 69° 43' East a distance of 289.56
feet to a point; thence South 72° 44' East a distance of 43.1
feet to a point on the West line of the Enterprise Ditch; thence
North 5° 25' West along the West line of said ditch a distance
of 67.2 feet to an iron pin; thence North 15° 09' East a distance
of 68.7 feet to an iron pin; thence North 67° 36' West along the
Southerly right of way line of the O. C. & E. Railroad a distance
of 610.4 feet to a point on the East right of way line of the
Klamath Falls-Merrill Highway; thence South along the East right
of way line of the Klamath Falls-Merrill Highway 163.8 feet to the
point of beginning, being in the Northwest Quarter of the Southwest
Quarter (NW¼SW¼) of Section 7, Township 39 South, Range 10 East
of the Willamette Meridian in Klamath County, Oregon, and

A tract of land situated in the Northeast Quarter of the Southeast
Quarter (NE¼SE¼) of Section 9, Township 39 South, Range 10 East of
the Willamette Meridian, more particularly described as follows:

Beginning at a one-half (½) inch iron pin on the East line of said
Section 9, said point being South 00° 08' West a distance of 30.00
feet from the 5/8 inch iron pin marking the East one-fourth (¼)
corner of said Section 9; thence South 00° 08' West along the East
line of said Section 9 a distance of 208.71 feet to a one-half (½)
inch iron pin; thence North 89° 52' West a distance of 208.71 feet
to a one-half (½) inch iron pin; thence North 00° 08' East parallel
with the East line of said Section 9 a distance of 208.53 feet to a
one-half (½) inch iron pin; thence South 89° 55' East a distance of
208.71 feet to the point of beginning.

The true and actual consideration for this transfer includes other property
or value given or promised.

1-Bargain and Sale Deed.

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The foregoing recital of consideration is true as we verily believe.

Dated this 15th day of January, 1971.

Kenneth G. Batty
Vern F. Batty

STATE OF OREGON)
COUNTY OF MORROW) ss:

On this 15th day of January, 1971 personally appeared the within named
KENNETH G. BATTY and VERN F. BATTY, husband and wife and acknowledged the foregoing
instrument to be their voluntary act and deed. Before me:

Herman W. Winter
Notary Public for Oregon

My commission expires: 1-25-1971

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:
Herman W. Winter, Attys.
on this 25th day of January, A. D., 1971
at 10:43 o'clock A. M. and duly
recorded in Vol. M71 of Deeds
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WM. D. MILNE, County Clerk
By Cynthia Campbell
Fee \$3.00 Deputy.

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2-Bargain and Sale Deed.