

50639

Klamath, Order 28-322

3204

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1967/50

KNOW ALL MEN BY THESE PRESENTS, That DARIUS A. DEHLE and BARBARA J. DEHLE, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DOUGLAS R. OLSON and PHYLLIS A. OLSON

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:

A tract of land situated in Lot 2A, HOMEDALE, being more particularly described as follows:
Beginning at an iron pipe on the Northeasterly right of way line of Walton Drive, from which the most Southerly corner of Lot 2A, HOMEDALE, bears South 43°30' East 285.0 feet distant; thence North 26°42' East 138.18 feet to an iron pipe; thence North 43°30' West 73.9 feet to an iron pipe; thence South 33°37' West 133.37 feet to the Northeasterly right of way of Walton Drive; thence South 43°30' East 91.0 feet, more or less, to the point of beginning.
SUBJECT TO: 1. Acreage and use limitations under provisions of the U.S. Statutes and regulations issued thereunder.

Liens and assessments of Klamath Project and Enterprise Irrigation District and regulations, contracts, easements, and water and irrigation rights in connection therewith.

2. Rules, regulations and assessments of South Suburban Sanitary District.

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 hereinabove set forth and reservations, restrictions, rights of way of record and those apparent on the land,

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 \$16,500.00. However, the actual consideration consists of the sum of \$14,050.00, which is the net amount of the purchase price after deducting the cost of the title insurance policy.

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 12 day of April, 1971

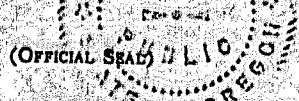
Darius A. Dehle
Barbara J. Dehle

STATE OF OREGON, County of Klamath, ss. April 12, 1971

Personally appeared the above named

DARIUS A. DEHLE and BARBARA J. DEHLE, husband and wife,

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



Before me, *Levy J. Shuck*
Notary Public for Oregon
My commission expires 5/3/74

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

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Douglas R. Olson
3123 Summers Lane
Klamath Falls,
Ore.

(DON'T USE THIS
SPACE RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 14th day of April, 1971, at 11:32 o'clock A.M., and recorded in book M 71 on page 3204. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
County Clerk

By *Alice C. Fyfe* Deputy

Fee \$1.50

together with the
with the premises
ventilating, water
covering, built in
installed in or on
replacement of any
land, and all of the
to secure the payment

\$14,050.00

I promise
to pay to the
Oregon, at the rate
percent per annum
United States
on or before
the premises
shall be fully paid
the date of
the year
and the balance
this date is paid