

APR 26 3 04 PM 1971

51013

STEVENS-NESS LAW

VOL. 11 PAGE

3664

1967/50

KNOW ALL MEN BY THESE PRESENTS, That DONALD JACOB and FRANCES JACOB
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by GERTRUDE SMITH, as her sole and separate property

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, sit-
uated in the County of Klamath and State of Oregon, described as follows, to-wit:

PARCEL 1

A tract of land situated in the South half of Section 36, Township 33 South, Range 6 East of the Willamette Meridian, described as follows:

Beginning at the Southwest corner of Section 36; thence

North along the Section line 2649 feet to a point on the center line of the East-West road, which point is also the quarter corner common to Sections 35 and 36; thence

East along the mid-section line of said section 4452 feet to a point on the center line of the road which lies 846.5 feet West of the point on the drain bridge, which marks the East quarter corner of said section; thence

Southerly turning an angle $84^{\circ} 47'$ to the right 1053 feet along the Westerly side of the irrigation ditch to an iron pin which is opposite to a turn in the ditch; thence

continuing Southerly turning an angle of $9^{\circ} 18'$ to the left 275.4 feet to an iron pin which lies 689 feet West of a point on the Easterly line of said section, that is 1331 feet North of the Southeast corner of said section; thence

Westerly parallel to and 1331 feet North of the South section line of said section 183.5 feet to an iron pin, which is 872.5 feet West of the East line of said sections; thence

South parallel to and 872.5 feet Westerly from the East section line of said section 1331 feet to a point on the South line of said section, which point is 922 feet East of the brass cap marking lots 2 and 3, Section 1, Township 34 South, Range 6, and also 860.5 feet West of the brass cap marked Section 36 (this cap is stated to be 12 feet West of its correct location); thence

West along the South line of said Section 36, 4422 feet, more or less, to the point of beginning.

PARCEL 2

Lots 4 and that part of lots 2 and 3 lying West of the channel of 7 Mile Creek in Section 1, Township 34 south, Range 6 East of the Willamette Meridian.

TOGETHER WITH ALL WATER RIGHTS AND/OR EASEMENTS APPURTENANT THERETO

19

3665

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

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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 \$ 86,900.00
However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 26th day of April, 1971

Donald Jacob
Frances Jacob

STATE OF OREGON, County of Klamath ss. April 26, 1971
Personally appeared the above named Donald Jacob and Frances Jacob, husband and wife

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

(OFFICIAL SEAL)

Before me: Helen D. Cochran
Notary Public for Oregon
My commission expires 11/25/72

NOTE—the sentence between the symbols 0, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

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

AFTER RECORDING RETURN TO

Hester Smith
P.O. Box 1896
Redding, Calif.

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-
ment was received for record on the
26th day of April, 1971,
at 3:00 o'clock P.M., and recorded
in book M. 71 on page 3664
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE,

COUNTY CLERK

Title.

By Deputy

Fee \$ 3.00