

51331

FORM No. 633—WARRANTY DEED.

1967/50

VOL. 71 PAGE 3993

KNOW ALL MEN BY THESE PRESENTS, That
 ROGER G. SCHAEFLE and NANCY J. SCHAEFLE, husband and wife,
 hereinafter called the grantor, for the consideration hereinafter stated,
 to grantor paid by a JAMES R. SCHNYER and JUSTINA SCHNYER, 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, sit-
 uated in the County of Klamath and State of Oregon, described as follows, to-wit:

Commencing at the corner common to Sections 21, 22, 27 and 28,
 Township 39 South, Range 12 East, Willamette Meridian, Klamath County,
 Oregon; thence West, along the South boundary of Section 21, 2041.10 feet;
 thence North 3°37' West, 1233.15 feet; thence North 86°23' East, 20.00
 feet to the true point of beginning; thence North 86°23' East, 241.32 feet;
 thence South 34°27' East, 376.00 feet; thence South 86°23' West, 434.04 feet;
 thence North 3°37' West, 322.86 feet to the true point of beginning,
 containing 2.50 acres, more or less,

Also, a 40.00 foot wide roadway Easement, being 20.00 feet either
 side of the following described centerline; commencing at the corner
 common to Sections 21, 22, 27 and 28, thence West, along the South boundary
 of Section 21, 2041.10 feet to the true point of beginning; thence North
 3°37' West, 1233.15 feet,

SUBJECT TO: Easements and restrictions of record and those apparent on the
 land; water charges and irrigation district rules, regulations or water
 contracts with the federal government, if any.

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 stated above

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 \$ 4,988.73
 However, the actual consideration consists of or includes other property or value given or promised which is
 the whole consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural.
 WITNESS grantor's hand this 6 day of February May 19 71

STATE OF OREGON, County of Klamath ss.

Personally appeared the above named Roger G. Schaeffle and Nancy J. Schaeffle,
 husband and wife,

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
 My commission expires 12/15/71

NOTE—The sentence between the symbols ①, 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

Roger Schaeffle
 R-11 - Box 15
 Bonanza Ave
 97623

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

FEE \$1.50

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-
 ment was received for record on the
 6th day of MAY 19 71
 at 11:10 o'clock A.M., and recorded
 in book M 71 on page 3993
 Record of Deeds of said County.

Witness my hand and seal of
 County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By J. Paul Drayton Deputy

STATE
 County
 before me

NOTARY PUBLIC

OREGON
 CREDIT

ROGER G.
 NANCY J.

AFTER REC