

A-20961

51642

FORM No. 633—WARRANTY DEED.

1967/50

VOL. 217 PAGE 4334

KNOW ALL MEN BY THESE PRESENTS, That F. V. SURROZ and THELMA M. SURROZ, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PORTLAND, MORTGAGE COMPANY, an Oregon corporation,

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:

Beginning at a point on the Westerly boundary of the right of way of the Homedale Road which point is on the Southerly boundary of the U.S.R.S. Drain Ditch running East and West across the Northerly part of the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 14, Township 39 South, Range 9, E.W.M.; and running thence South along the Westerly boundary of the Homedale Road 786.0 feet to the true point of beginning of this description; thence South 89°29'40" West a distance of 162.0 feet to a point; thence North a distance of 56.5 feet to a point, thence West a distance of 665.13 feet to the Easterly line of the Klamath Project Drain #1-C-1-A-1; thence Southerly along the said Easterly boundary of said drain 153.17 feet; thence East to the Westerly boundary of said Homedale Road; thence North along the Westerly boundary of said Homedale Road 96.6 feet to the point of beginning.

SUBJECT TO: Reservations, restrictions, rights of way and easements of record and those apparent on the land; and regulations, acreage and use limitations under provisions of the United States Statutes and regulations, liens and assessments of Klamath Project and Klamath Irrigation 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 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 \$ 4,500.00

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this May 12, 1971

STATE OF OREGON, County of Klamath ss. May 12, 1971
Personally appeared the above named F. V. SURROZ and THELMA M. SURROZ, husband and wife,

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

Before me: *Thos. H. Schmeck*
Notary Public for Oregon
My commission expires Feb 24, 1973

(OFFICIAL SEAL)

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

TO

AFTER RECORDING RETURN TO

Credit Savings & Loan
700 Main St
Klamath Falls, Oregon
9760

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 13th day of May, 1971, at 10:14 o'clock P.M., and recorded in book M 71 on page 4334. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk Title.

By *Oliver C. Keger* Deputy
Fee \$1.50

(DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

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