

KNOW ALL MEN BY THESE PRESENTS, That  
COBLE, husband and wife,

TOMMY FORREST COBLE and ULDEAN

hereinafter called the grantor, for the consideration hereinafter stated,  
to grantor paid by HENRY E. McCOLLUM and BETTY J. McCOLLUM, 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:

That certain real property situated in Klamath County, Oregon,  
more particularly described in Exhibit A attached hereto and  
made a part hereof as if fully written herein.

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 \$ 750.00  
However, the actual consideration consists of or includes other property or value given or promised which is  
part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural.  
WITNESS grantor's hand this 20<sup>th</sup> day of July, 1971

STATE OF OREGON, County of Klamath, ss. July 20, 1971  
Personally appeared the above named Tommy Forrest Coble and Uldean Coble,  
husband and wife,  
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Vera L. Chavo  
Notary Public for Oregon  
My commission expires 11/21/72

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

TOMMY FORREST COBLE

ULDEAN COBLE

TO

HENRY E. McCOLLUM

BETTY J. McCOLLUM

AFTER RECORDING RETURN TO

Star R. 74

Chemult

97731

STATE OF OREGON,

County of

I certify that the within instru-  
ment was received for record on the  
day of , 19  
at o'clock M., and recorded  
in book on page  
Record of Deeds of said County.  
Witness my hand and seal of  
County affixed.

By Title  
Deputy

7794

The north one-half of the following described real property, to-wit:  
Beginning at a point on the Southeasterly right-of-way boundary of the Dalles-California Highway in the SW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 20, Township 28 South, Range 8 East of the Willamette Meridian; which point of beginning is North, 940.8 feet; thence East 482.9 feet; and thence South 16° 55' West 70.1 feet from the one-quarter corner common to Sections 19 and 20 in said Township and Range; thence South 16° 55' West along said right-of-way boundary a distance of 50 feet; thence South 73° 05' East 150 feet; thence North 16° 55' East 50 feet; thence North 73° 05' West 150 feet, more or less, to the point of beginning, being a portion of the SW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 20, Township 28 South, Range 8 East of the Willamette Meridian.

SUBJECT TO the rights of the public in and to any portion of said premises lying within the public roads or highways and

SUBJECT TO conditions and recitals, including the terms and provisions thereof and the limited access contained in the deed to the State of Oregon, by and through its State Highway Commission recorded October 14, 1954, in Deed Volume 270 at page 14, Records of Klamath County, Oregon and

SUBJECT TO limited access in deed to the State of Oregon, by and through its State Highway Commission recorded in Deed Volume 271 at page 112, Records of Klamath County, Oregon, and

SUBJECT TO indenture of access, including the terms and provisions thereof, to the State of Oregon, by and through its State Highway Commission recorded November 23, 1956, in Deed Volume 288 at page 120, Records of Klamath County, Oregon and

GRANTORS expressly reserve and set aside an easement on the above described property, which easement is described as follows: A strip of land 5 feet in depth on the East side of the property herein described, said easement to permit ingress and egress to the property located to the East and North of said herein conveyed and described which easement shall include movement of vehicles or machinery for any reasonable purpose and at any reasonable amount; there shall be no surcharge of this easement.

The property conveyed herein by this Deed shall be subject to the restriction that no buildings, fences or other structures of any kind can be constructed on the westerly 30 feet thereof.

## EXHIBIT A

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Henry E. McCollum 3)this 27th day of July A. D., 1971 at 9:50 o'clock A.M., and duly recorded inVol. M71, of Deeds on Page 7793.

Fee \$3.00

WM. D. MILNE, County Clerk  
By Cynthia A. Hoff