

WARRANTY DEED

28-4412
SEP 23 3 10 PM 1971

KNOW ALL MEN BY THESE PRESENTS, That CHARLES D. DIXON and MARJORIE L. DIXON, husband and wife, for the consideration herein-after stated to the Grantors paid by ROBERT ALLEN NEWNHAM and PATRICIA NEWNHAM, husband and wife, hereinafter called the Grantees, do hereby grant, bargain, sell and convey unto the Grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Starting at the quarter section corner which is common to Sections 15 and 22, Township 39 South, Range 10 East W.M. and running thence N. 0 deg. 35' W. a distance of 562.8 feet along the north-south center line of Section 15; thence N. 57 deg. 46' W. a distance of 184.7 feet to the point of beginning, which point of beginning is on the southerly right of way line of the Klamath Falls-Lakeview Highway. From said point of beginning thence N. 57 deg. 46' W. a distance of 187.5 feet along said southerly right of way line of the Klamath Falls-Lakeview Highway; thence S. 0 deg. 16' E. a distance of 216.6 feet to a point on the northerly right of way line of the O.C. & E. Railroad; thence S. 89 deg. 55' E. a distance of 157.9 feet along said northerly right of way line of the O.C. & E. Railroad; thence N. 0 deg. 16' W. a distance of 116.8 feet to the point of beginning, said tract containing 0.6 acres.

To Have and to Hold the above described and granted premises unto the said Grantees, as tenants by the entirety, their heirs and assigns forever.

And Grantors hereby covenant to and with Grantees and the heirs of the survivor and their assigns, that Grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances and that Grantors 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 \$2,000.00.

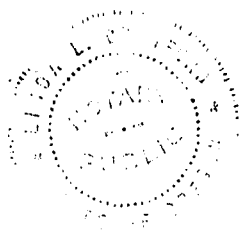
IN WITNESS WHEREOF, the Grantors have executed this instrument on the 25th day of August, 1971.

Charles D. Dixon
Charles D. Dixon
Marjorie L. Dixon
Marjorie L. Dixon

STATE OF OREGON)
County of Klamath) ss

September 29th, 1971

Personally appeared the above named Charles D. Dixon and Marjorie L. Dixon, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.



Linda L. Crawford,

Before me:

Linda L. Crawford
Notary Public for Oregon
My comm. expires 10-26-73

STATE OF OREGON,
County of Klamath
Filed for record at request of

Transamerica Title Ins. Co.
on this 29 day of Sept. A.D. 1971
at 3:08 o'clock P. M. and dt
recorded in Vol. M71 of 10329
age
Wm D. MILNE, County Clerk
By *[Signature]* Deputy
Fee \$3.00

Return to
Robert Newnam
Rt 2 Box 721
City