

57412

Vol. 411 Page 10859

STATE OF OREGON
COUNTY OF KLAMATH

KNOW ALL MEN BY THESE PRESENTS: THAT

28-14-74
HUMBLE OIL & REFINING COMPANY, a Delaware corporation, having an office at 800 Bell Avenue, Houston, Texas 77002, hereinafter called "Grantor", for and in consideration of the sum of Fourteen Thousand Seven Hundred and No/100 Dollars (\$14,700.00), cash in hand, paid by TERRIBLE HERBST, INC., of P. O. Box 2983, Las Vegas, Nevada 89104, hereinafter called "Grantee", the receipt of which is hereby acknowledged, and the sum of Forty-Four Thousand One Hundred and No/100 Dollars (\$44,100.00), to be paid by Grantee in accordance with one certain Promissory Note for that amount of even date with the effective date hereof, payable to the order of Grantor executed and delivered by Grantee to Grantor bearing interest at the rate of Nine Percent (9%) per annum, the principal and interest being payable in five (5) annual installments, payment of such Promissory Note being secured by a Mortgage of even date with the effective date hereof from Grantee to Grantor herein, does by these presents grant, bargain, sell and convey, subject to the restrictions and provisions herein set forth, unto the said Grantee, its successors and assigns, the proportionate undivided interests set forth above in and to that certain lot, tract or parcel of land lying and being in the City of Klamath Falls, County of Klamath, State of Oregon, more particularly described in Exhibit "A" attached hereto and incorporated herein for all purposes.

This conveyance is made by Grantor and accepted by Grantee subject to all valid and subsisting encumbrances,

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conditions, covenants, restrictions, reservations, exceptions, rights of way and easements of record, including the building and zoning ordinances, all laws, regulations and restrictions by municipal or other governmental authorities applicable to and enforceable against the above described premises. 10890

Ad valorem taxes and special assessments, if any, against the property herein conveyed for the current year are prorated between Grantor and Grantee as of the date hereof, and Grantee hereby assumes and agrees to pay same.

TO HAVE AND TO HOLD the above described land, together with the appurtenances, estate, title and interest thereto, unto the said Grantee, its successors and assigns, forever, subject to the provisions hereof, and in lieu of all warranties, express or implied, Grantor does hereby bind itself, its successors and assigns, to warrant and forever defend the title to said premises unto the said Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through or under Grantor but not otherwise.

The foregoing recital of consideration is true as I verily believe. Executed this the 21st day of September, 1971 but effective as of the 28th day of September, 1971

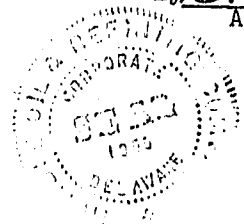
FORM
APPROVED

HUMBLE OIL & REFINING COMPANY

ATTEST:

By B. P. Biers
Assistant Secretary

By John B. Burner
Vice President



STATE OF TEXAS
COUNTY OF HARRIS

10861

On this 21st day of September, 1971, personally
appeared JOHN B. TURNER, JR., being sworn,
stated that he is the Vice President of grantor corporation
and that the seal affixed hereto is its seal and that this
deed was voluntarily signed and sealed in behalf of the cor-
poration by authority of its board of directors.

Before me:



Mona H. Minter
Notary Public in and for
Harris County, Texas MONA H. MINTER

My commission expires 6-1-73.

EXHIBIT "A" TO GRANT FROM HUMBLE
OIL & REFINING COMPANY, A DELAWARE
CORPORATION, UNTO TERRIBLE HERBST,
INC., P. O. BOX 2983, LAS VEGAS,
NEVADA 89104,

10862

The following described real property located in the
County of Klamath, State of Oregon:

Beginning at a point on the south boundary of the SE $\frac{1}{4}$,
NW $\frac{1}{4}$ of Section 2, Tp. 39 S.R. 9 E.W.M., at a point 412 $\frac{1}{2}$
feet east of the southwest corner of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said
Section 2; thence north 30 feet to the north line of the
right-of-way of the Dallas-California Highway to the true
point of beginning, being the southwest corner of the pro-
perty herein described; thence north 234 feet; thence east
82 $\frac{1}{2}$ feet; thence south 234 feet; thence west along the
north line of the highway 82 $\frac{1}{2}$ feet to the point of beginning,
subject to an easement off the easterly side of said tract
for a private roadway.

Beginning at a point on the south boundary of the SE $\frac{1}{4}$ NW $\frac{1}{4}$
of Section 2, Township 39 S.R. 9 E.W.M., at a point 330 feet
east of the southwest corner of the said SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said
Section 2, thence north 30 feet to the north line of the
right-of-way of the Dalles-California Highway to the true
point of beginning, being the southwest corner of the pro-
perty herein described; thence north 234 feet; thence east
82 $\frac{1}{2}$ feet; thence south 234 feet; thence west along the
north line of the Highway 82 $\frac{1}{2}$ feet to the point of beginning,
according to the official records of Klamath County, Oregon,
EXCEPT the following described portion thereof which is
expressly excepted therefrom by reason of a prior conveyance,
to-wit: PARCEL NO. 1 - A parcel of land lying in the SE $\frac{1}{4}$ NW $\frac{1}{4}$
of Section 2, Township 39 south, Range 9 east, W.M., Klamath
County, Oregon, and being a portion of that property described
in that deed to Edward H. and Lillian E. Owens, recorded in
Book 314, Page 66, of Klamath County Records of Deeds; the
said parcel being that portion of said property included in
a strip of land 40 feet in width, lying on the northerly
side of the center line of the Klamath Falls-Lakeview
Highway as said highway has been relocated, which center
line is described as follows:

Beginning at Engineer's center line Station 70+00, said
Station being 1.44 feet south and 389.80 feet west of the
west quarter corner of Section 2, Township 39 south, Range 9
east, W.M.; thence south 89°58'30" east, 521.6 feet; thence
north 89°43'30" east 2984.1 feet; thence south 89°52'30" east,
2863.7 feet to Engineer's center line Station 133+69.4, said
Station being 1.21 feet south and 554.40 feet east of the
east quarter corner of said Section 2. The northerly line
of said strip of land crosses the west and east lines of said
property approximately opposite Engineer's center line Stations
90+70 and 91+50, respectively.

The parcel of land to which this description applies contains
690 square feet.

PARCEL NO. 2 - A permanent easement for slopes over or across the following described parcel, to-wit; A parcel of land lying in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 2, Township 39 south, Range 9 east, W.M., Klamath County, Oregon, and being a portion of that property described in that certain deed to Edward H. and Lillian Owens, recorded in Book 314, Page 66 of Klamath County Record of Deeds, the said parcel being that portion of said property included in a strip of land 5 feet in width, lying northerly of and adjacent to the northerly line of Parcel No. 1; containing 412.5 square feet. SUBJECT TO: (1) Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith. (2) Any unpaid charges or assessments of the Enterprise Irrigation District within which said property is located. (3) Rules, regulations and assessments of South Suburban Sanitary District within which said property is located. (4) Lease including the terms and provisions thereof dated November 23, 1955, wherein Edward H. Owens is lessor and Foster and Kleiser Company is lessee; said lease for the purpose of erecting and maintaining advertising signs and which lease is for a term of ten years from the date thereof.

EXCEPTING THEREFROM that part thereof deeded by Standard Oil Company of California, a Delaware corporation, doing business as Signal Oil Company, to State of Oregon by Deed dated July 31, 1964, described as follows:

PARCEL NO. 1

A parcel of land lying in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 2, Township 39 south, Range 9 east, W.M., Klamath County, Oregon, and being a portion of that property described in that deed to The Signal Oil Company, a California corporation, recorded in Book 185, Page 107, of Klamath County Records of Deeds; the said parcel being that portion of said property included in a strip of land 40 feet in width, lying on the northerly side of the center line of the Klamath Falls-Lakeview Highway as said highway has been relocated, which center line is described as follows:

Beginning at Engineer's center line Station 70+00, said Station being 1.44 feet south and 389.80 feet west of the west quarter corner of Section 2, Township 39 south, Range 9 east, W.M.; thence south 89°58'30" east, 521.6 feet; thence north 89°43'30" east, 2984.1 feet; thence south 89°52'30" east, 2863.7 feet to Engineer's center line Station 133+69.4, said Station being 1.21 feet south and 554.40 feet east of the east quarter corner of said Section 2. The northerly

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Exhibit "A"

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line of said strip of land crosses the west line of said property approximately opposite Engineer's center line Station 91+50.

The parcel of land to which this description applies contains 525 square feet, outside of the existing right-of-way.

RESERVING, however, for service of the remaining property, right of access from remaining property to the highway right-of-way at the following place and for the following width:

<u>Hwy. Engr's Sta.</u>	<u>Side of Hwy.</u>	<u>Width</u>	<u>Purpose</u>
91+80	Northerly	35 feet	Unrestricted

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 15 day of October A. D., 1971 at 3:42 o'clock P. M., and duly recorded in Vol. M-71 of Deed on Page 10859.

Fee 9.00

WM. D. MILNE, County Clerk

By