

KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover & Arba F. Schoonover H&W, 7740 Cannon St., Klamath Falls, Oregon

, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by William H. Phillipps & Betty Jane Phillipps H&W, 989 Laurelhurst Dr., Eugene, Oregon 97402

, 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:

Lot #25: E $\frac{1}{2}$  E $\frac{1}{2}$  N $\frac{1}{2}$  SW $\frac{1}{4}$  SW $\frac{1}{4}$  Section 10, TWP25S, R8E, W.M. Ten acres m or l. Subject to a thirty foot (30 ft.) wide easement parallel and along North, South and East boundary for mutual roadway and all roadway purposes and subject to a twenty foot (20 ft.) easement across property for power utility use. Subject to reservations and restrictions of record.

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 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 \$3,250.00

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

California  
STATE OF OREGON, County of Los Angeles ) ss.  
Personally appeared the above named John M. Schoonover and Arba F. Schoonover

and acknowledged the foregoing instrument to be their voluntary act and deed.  
MABEL MOLER  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
My Commission Expires Sept. 2, 1974

WARRANTY DEED

John M. Schoonover &  
Arba F. Schoonover  
TO  
William H. Phillipps &  
Betty Jane Phillipps

AFTER RECORDING RETURN TO

William H. Phillipps  
989 Laurelhurst Dr.,  
Eugene, Oregon 97402

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 29th day of October, 1971, at 3:54 o'clock P.M., and recorded in book M71 on page 11355 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk Title

By Deputy

Fee \$1.50

Together with constructing, recording and exercising other

Grantors reserve consistent with the or other equipment, conform strictly to the ances from the wires of

All rights hereunder

Dated this 20th

Lotha Waive  
STATE OF Oregon  
County of Klamath

On this 20th day of in and for said State, the within and wife to me known to be the acknowledged