

1967/50

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KNOW ALL MEN BY THESE PRESENTS, That LLOYD D. COGLEY and SUZANNE M. COGLEY, husband and wife - - - hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LOUIS PALAZZALO and PATRICIA PALAZZALO, 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, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 1 and North half of Lot 2 in section 7, township 40 South, range 12 East, Willamette Meridian, Klamath County, Oregon.
SUBJECT TO: Reservations and restrictions contained in patent from the United States of America to Lloyd D. Cogley and Suzanne M. Cogley, dated July 24, 1969, recorded August 4, 1969 Vol. M69, page 6730, Microfilm records of Klamath County, Oregon, as follows: " . . . 1. A right of way thereon for ditches or canals constructed by the authority of the United States Act of August 30, 1890, 26 Stat. 391; 43 U.S.C. 945; and 2. All the oil and gas in the land so patent, and to it, or persons authorized by it, the right to prospect for, mine and remove such deposits from the same upon compliance with the conditions and subject to the provisions and limitations of the Act of July 7, 1914, 38 Stat. 509, as supplemented; 30 U.S.C. 121-124." - see reverse side -

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 those above mentioned and those apparent on the land,

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 \$3,500.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).
In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 31st day of January, 1972

Lloyd D. Cogley
Suzanne M. Cogley

STATE OF OREGON, County of Klamath) ss. January 31, 1972
Personally appeared the above named Lloyd D. Cogley and Suzanne M. Cogley, husband and wife, - - - and acknowledged the foregoing instrument to be their voluntary act and deed.

NOTARY
(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires 10-20-75

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

Bank of Klamath County
Hastin Plaza Branch
P.O. Box 1864
Klamath Falls, Oregon
97601

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

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

FEB 8 11 56 AM 1972

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SUBJECT TO continued

ALSO SUBJECT TO: Reserving a right-of-way or easement for a roadway over and across a strip of land 30' in width on the westerly boundary of said property lying parallel with and immediately adjacent to the easterly boundary of Lot 17 in Section 1, Township 40 South, Range 11 East, Willamette Meridian, extending from the easterly boundary of the right-of-way of the Bonanza-Malin Highway to the easterly boundary line of said Section 1 a distance of 1696 feet together with the right and privilege of constructing, reconstruction, maintaining and operating a roadway over and across said land with the right of ingress to and egress therefrom.

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

Klamath County Title Co.
to this 8th day of February A.D. 19 72
at 11:56 o'clock A M, and duly
recorded in Vol. M72 of Deeds
page 1390
witness my hand and seal, County Clerk
By Deputy Deputy
Fee \$4.00