

1967

KNOW ALL MEN BY THESE PRESENTS, That John Yparrea and Louise Yparrea, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Frank Couper and Max Long, Jr., as tenants in common,

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

PARCEL 1: That part of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ in Section 29, Township 39 South, Range 12 East of the Willamette Meridian, lying West of Lost River. The NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 30, Township 39 South, Range 12 East of the Willamette Meridian, and NW $\frac{1}{4}$, and W $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 29, Township 39 South, Range 12, E. W. M.

PARCEL 2: The SW $\frac{1}{4}$ of Section 17, Township 39 South, Range 12 East of the Willamette Meridian, and W $\frac{1}{2}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$, E $\frac{1}{2}$ NW $\frac{1}{4}$ and W $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 20, Township 39 South, Range 12, E. W. M.

The South 25 acres of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ and the S $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 19, Township 39 South, Range 12, E. W. M., and that part of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, lying West of Lost River in Section 29, Township 39 South, Range 12 E. W. M. The SE $\frac{1}{4}$ NE $\frac{1}{4}$ and that part of the W $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 30, Township 39 South, Range 12 E. W. M., described as follows:

Beginning at a point 682 feet East of the North quarter corner of said section; thence South 20°15' East 1670 feet; thence South 20° West 790 feet; thence Southeasterly to the Southeast corner of SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said section; thence North to the Northeast corner of said W $\frac{1}{2}$ NE $\frac{1}{4}$; thence West to the point of beginning.

EXCEPTING FROM said parcels a strip of land 45 feet in width across the W $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 29, Township 39 South, Range 12 E. W. M., conveyed to United States of America and recorded May 14, 1925, in Vol. 64, page 125, Deed Records of Klamath County, Oregon.

(** This deed is given for the purpose of conveying all of grantors' right, title and interest in the property including but not limited to right of redemption.)

(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. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$5,000.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) ** (see above)

In construing this deed the singular includes the plural as the circumstances may require. Witness grantor's hand this 28th day of February, 1972.

John Yparrea
Louise Yparrea

CALIFORNIA
STATE OF ~~OREGON~~ County of Fresno ss. March 6, 1972
Personally appeared the above named John Yparrea and Louise Yparrea, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

OFFICIAL SEAL
NELDEEN A. RUNYAN
NOTARY PUBLIC - CALIFORNIA
FRESNO COUNTY
My Commission Expires Jan. 16, 1976

Before me: Neldeen A. Runyan
Notary Public for ~~Oregon~~ California
My commission expires JAN 16, 1976.

NOTE: The sentence between the symbols () is not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.
P.O. Box 702, Riverdale, CA. 93656

Bargain and Sale Deed

Klamath County, State of Oregon

TO

AFTER RECORDING RETURN TO

Klamath Cnty Title Co.

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

Fee \$2.00

STATE OF OREGON

County of Klamath ss.

I certify that the within instrument was received for record on the 17 day of March, 1972, at 9:38 o'clock A.M., and recorded in book M72 on page 2864 or as filing fee number, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk Title
By Cynthia Couper Deputy