

1967/80

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STEVENS-JESS, LAW FIRM, CO., PORTLAND, ORE.

KNOW ALL MEN BY THESE PRESENTS, That JAMES R. SCHNYER and JUSTINA A. SCHNYER, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by THOMAS L. QUARLES, JR. and MARILYN QUARLES, 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:

Commencing at the corner common to Sections 21, 22, 27 and 28, Township 39 South, Range 12 East, Willamette Meridian, Klamath County, Oregon; thence West, along the South boundary of Section 21, 2041.10 feet; thence North 39°37' West, 1233.15 feet; thence North 86°23' East, 20.00 feet to the true point of beginning; thence North 86°23' East, 241.32 feet; thence South 34°27' East, 376.00 feet; thence South 86°23' West, 434.04 feet; thence North 39°37' West, 322.86 feet to the true point of beginning, containing 2.50 acres, more or less.

Also, a 40.00 foot wide roadway Easement, being 20.00 feet either side of the following described centerline; commencing at the corner common to Sections 21, 22, 27, and 28, thence West, along the South boundary of Section 21, 2041.10 feet to the true point of beginning; thence North 39°37' West, 1233.15 feet.

SUBJECT TO: Easements and restrictions of record and those apparent on the land; water charges and irrigation district rules, regulations or water contracts with the federal government, if any.

(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 excepting easements and restrictions and rights of way of record 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 \$ 23,300.00

~~It is hereby acknowledged that the above described premises are subject to the following easements and restrictions:~~

In construing this deed and where the context so requires the singular includes the plural.

WITNESS grantor's hand this 16<sup>th</sup> day of June 1972

CALIFORNIA  
STATE OF OREGON, County of Santa Clara, ss.

Personally appeared the above named JAMES R. SCHNYER  
JUSTINA A. SCHNYER

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

OFFICIAL SEAL  
EMMETTE T. GATEWOOD JR.  
NOTARY PUBLIC - CALIFORNIA  
SANTA CLARA COUNTY  
My Commission Expires Jan. 10, 1976

Before me: EMMETTE T. GATEWOOD JR.  
Notary Public for Oregon  
My commission expires January 10, 1976

NOTE—The signature between the symbols ( ) and ( ) 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  
P. O. Box 1149  
Klamath Falls, Oregon 97601

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

STATE OF OREGON,

County of San Klamath ss.

I certify that the within instru-  
ment was received for record on the  
19th day of June, 1972,  
at 3:41 o'clock P.M., and recorded  
in book M. 72 on page 6618  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Wm. D. Mine

County Clerk Title.

By Hazel R. Dray, Deputy.

Fee 2.00