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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that EVERETT BIEHN, a single man, in consideration of Ten and No/100 (\$10.00) Dollars to him paid by VERN R. PEUGH, ANITA PEUGH, his wife, and DEAN A. PEUGH, a single man, co-partners, doing business as PEUGHS' MACHINE SHOP, has bargained and sold, and by these presents does grant, bargain, sell and convey unto said VERN R. PEUGH, ANITA PEUGH, his wife, and DEAN A. PEUGH, co-partners, doing business as PEUGHS' MACHINE SHOP, their successors and assigns, all the following bounded and described real property situated in the County of Klamath and State of Oregon:

The South Ten (10) acres of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ (or the S $\frac{1}{2}$ of the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$), and Lot Four (4) of Section 6, Township 40 South, Range 10, E.W.M., Klamath County, Oregon;

Subject to acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; reservations and restrictions of record; and a certain mortgage executed by D. W. Morrison and Jean Morrison, his wife, to the Federal Land Bank of Spokane dated the 8th day of December, 1955, and recorded the 20th day of December, 1955, in Volume 168, Mortgage Records of Klamath County, Oregon, at page 121, which said mortgage Grantees assume and agree to pay;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and also all their right, title and interest in and to the same.

TO HAVE AND TO HOLD, the above described and granted premises unto the said VERN R. PEUGH, ANITA PEUGH, his wife, and DEAN A. PEUGH, a single man, as co-partners doing business as PEUGHS' MACHINE SHOP, their successors and assigns forever. And EVERETT BIEHN, a single man, grantor above named, does covenant to and with

(1-Warranty Deed)

L. ORTH SISEMORE
ATTORNEY AT LAW
KLAMATH FALLS, OREGON
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VERN R. PEUGH, ANITA PEUGH, his wife, and DEAN A. PEUGH, grantees above named, their successors and assigns, that he is lawfully seized in fee simple of the above granted premises, that the above granted premises are free and clear from all encumbrances except as above stated, and that he will, and his heirs, executors and administrators, shall warrant and forever defend the above granted premises and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the grantor above named, has hereunto set his hand this 27th day of May, 1963.

Everett Biehn

STATE OF OREGON)
COUNTY OF KLAMATH) ss.

May 27, 1963.

Personally appeared EVERETT BIEHN, a single man, grantor above named, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

L. Orth Sisemore
Notary Public for Oregon
My Commission Expires: 4/3/64

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Vern Peugh

this 5th day of Sept. A. D. 19 72 at 11:15 clock A.M., and
duly recorded in Vol. M72, of Deeds on Page 9921

Wm. D. MILNE, County Clerk

Fee \$4.00

By Lucia Quintals

(2-Warranty Deed)

L. ORTH SISEMORE
ATTORNEY AT LAW
KLAMATH FALLS, OREGON