

00263

Vol. ⁷✓ Page 11601

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That
JAMES LESTER HARRIS and THELMA LORENE HARRIS, husband
and wife, hereinafter called the grantor, for the
consideration hereinafter stated, to grantor paid by
IRVIN LEE WHITT and CONNIE JUNE WHITT, 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 there-
unto belonging or appertaining, situated in the County of
Klamath, and State of Oregon, described as follows, to-wit:

Beginning at a point South 37' West along the
North-South center section line a distance of
466 feet from the center of Section 10 Township
36 South of Range 6 East of the Willamette
Meridian; thence continuing along said section
line a distance of 135 feet; thence North 89°17'
East parallel to the East-West center section
line a distance of 100 feet to a point; thence
North 37' East, parallel to said North-South
section line a distance of 155 feet to a point;
thence South 89°17' West, parallel to said
East-West center section line a distance of
100 feet, more or less, to the point of begin-
ing.

Together with an easement for roadway purposes
which shall be appurtenant to said land, over
and across the 50 foot strip immediately East of
the above tract, which said easement is non-
exclusive and is to be used with other lands
bordering on said roadway.

Subject to easements and rights of way of record
and apparent on the land and to the following
restrictions:

- (a) No chickens, goats or livestock shall ever be
housed, kept or maintained on said premises;
- (b) No temporary structures shall be erected or
maintained on said premises for a period of
longer than 3 months;
- (c) Any trailer house brought on said premises
must be maintained in a reasonable condition.

TO HAVE and to HOLD the same unto the said
grantee and grantee's heirs, successors and assigns forever.

28-3294

DEC 11 10 36 AM 1972

11602

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 as noted of record as of the date of this Deed and those apparent upon the land, if any, 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 \$14,500.00.

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

WITNESS grantors' hand this 27 day of August, 1969.

James L. Harris
Thelma L. Harris

STATE OF OREGON)
County of Klamath) ss. August 27, 1969.

Personally appeared the above named James Lester Harris and Thelma Lorene Harris, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Margaret E. Gasky
NOTARY PUBLIC FOR OREGON
My Commission Expires: 3-19-73

OFFICIAL SEAL

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICAN TITLE INS. CO.
this 11th day of OCTOBER A.D. 19 72 at 10:36 o'clock AM., and
duly recorded in Vol. M 72, of DEEDS on Page 11601

W. D. MILNE, County Clerk

Hazel D. Drazil

Warranty Deed
Page -2

FEE \$ 4.00