

33275

Vol. 72 Page 11609

KNOW ALL MEN BY THESE PRESENTS, That PACIFIC NORTHWEST INSTRUMENTS, INC., an Oregon corporation, a corporation duly organized and existing under the laws of the State of Oregon, hereinafter called the grantor, in consideration of Eighty-Five Thousand and No/100--- (\$85,000.00) Dollars to grantor paid by James H. Patton & Margie G. Patton, husband and wife as to an undivided 1/2 interest and Terry D. Koon & Rosalie Koon, husband and wife as to an undivided 1/2 interest, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's successors, heirs and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the State of Oregon and the county there in named below, described as follows, to-wit:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO, AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"

The following described real property in Klamath County, Oregon:

A parcel of land situate in the SE 1/4 SW 1/4 of Section 15, Township 39 South, Range 9 East of the Willamette Meridian, being more particularly described as follows:

Commencing at the Northwest corner E 1/2 SW 1/4 SE 1/4 of said Section 15 as said corner is described in Deed Volume 272 at page 340, Klamath County Deed Records; thence South 00° 24' 25" East, 80.0 feet as per said Deed Volume and Page; thence North 88° 48' 35" West, 1475.0 feet to a 1" iron pipe which is 1.07 feet North of the Southerly right of way line of Johns Avenue; thence South 00° 21' 25" West, 31.08 feet to a 5/8" iron pin marking the point of beginning for this description; thence continuing South 00° 21' 25" West, 400.04 feet to a 5/8" iron pin; thence North 88° 51' 51" West 225.40 feet to a 5/8" iron pin; thence North 01° 08' 09" East, 400.00 feet to a 5/8" iron pin; thence South 88° 51' 51" East, 220.00 feet to the point of beginning,

TOGETHER WITH:

An easement over and across a strip of land 30.00 feet in width for the purpose of ingress and egress said strip of land being the strip lying immediately Northerly of and adjacent to the above described land and Southerly of the Southerly right of way line of Johns Avenue.

(SEAL)

SHERMAN E. HOLT
NOTARY PUBLIC — OREGON

My Commission Expires

Notary Public for Oregon.

My commission expires

4-14-74

WARRANTY DEED
CORPORATION

TO

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

AFTER RECORDING RETURN TO

U.S. National Bank
P.O. Box 69
Klamath Falls, Ore.

FEE \$ 4.00

STATE OF OREGON,

County of KLAMATH

ss.

I certify that the within instrument was received for record on the 11th day of OCTOBER, 1972, at 10:36 o'clock A.M., and recorded in book M 72 on page 11609.

Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk—Recorder.

By Hazel Drayal Deputy.

11610

To Have and to Hold the above described granted premises unto the said grantee and grantee's successors, heirs and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's successors, heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances. Subject to a 30 foot public utilities easement as disclosed by Survey No. 1661, Klamath County Records.

and that grantor will and grantor's successors 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 construing this deed and where the context so requires, the singular includes the plural.
Done by order of the grantor's board of directors, with its corporate seal attached, this 9th day of October, 1972.

PACIFIC NORTHWEST INSTRUMENTS, INC.

(CORPORATE SEAL)

By *[Signature]* President
By *[Signature]* Vice President
10-9-72

(ORS 93.490)
STATE OF OREGON, County of Klamath) ss.

Personally appeared Terry D. Koon and James H. Patton who being duly sworn, did say that he is the Pres. & Vice Pres. of Pacific Northwest Instruments, Inc., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed on behalf of said corporation by authority of its board of directors; and he acknowledged said instrument to be its voluntary act and deed.

(SEAL)

SHERMAN E. HOLT
NOTARY PUBLIC — OREGON
My Commission Expires

Before me
[Signature]
Notary Public for Oregon.
My commission expires 4-14-74

WARRANTY DEED
CORPORATION

TO

NO. *U.S. National Bank*
P.O. Box 69
Klamath Falls, Or.

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

FEE \$ 4.00

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was received for record on the 11th day of OCTOBER, 19 72, at 10:36 o'clock A.M., and recorded in book M 72 on page 11609.

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Witness my hand and seal of County affixed.

WM. D. MILNE
County Clerk—Recorder.
By *[Signature]* Deputy.