

13007

WARRANTY DEED

Vol. 1173 Page 1300

KNOW ALL MEN BY THESE PRESENTS, that GEORGE W. McCOLLUM and MABEL A. McCOLLUM

husband and wife, grantors do hereby, grant, bargain,

sell and convey unto JACK RUSSELL and MARY JANE RUSSELL, husband and wife,

grantees, as tenants by the entirety, their heirs and assigns, all the real property

with the tenements, hereditaments and appurtenances, situated in the County of

KLAMATH and State of Oregon, bounded and described as follows, to-wit:

The Northeast Quarter; East Half of the Northwest Quarter; Lots 1, 2 and 3; the West Half of the Southeast Quarter and the Northeast Quarter of the Southwest Quarter of Section 18; Lots 6 and 7 and the West Half of the Southeast Quarter of Section 4, Township 39 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. The rights of the public in and to that portion of the above property lying within the limits of public roads.
2. Reservations in deed from Klamath County, a public corporation to George W. McCollum, dated December 3, 1941 and recorded January 8, 1942 in Book 144, Page 32 of Deed Records of Klamath County, Oregon, as follows: "Subject to any existing rights of way for highways, roads, utilities and the like."

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees their heirs and assigns forever, as above stated.

And the grantors do covenant that they will and their heirs, and personal representatives, 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.

The true and actual consideration for this transfer is \$ 64,000.00.

WITNESS our hands and seal this 2nd day of August, 1971.

Mabel A. McCollum (SEAL)

by George W. McCollum (SEAL)

George W. McCollum (SEAL)
George W. McCollum

STATE OF OREGON)
COUNTY OF JACKSON) ss

On the 2nd day of August, 1971, personally appeared George W. McCollum Attorney-in-fact, with power of attorney for Mabel McCollum who is known to me to be the identical individual named in and who acknowledged to me that he executed the foregoing warranty deed freely and voluntarily.

Phyllis M. Wecker
Notary Public for Oregon
My commission expires: Feb. 5, 1972

1301

STATE OF OREGON,

County of Jackson

ss.

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-PERRY LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 2nd day of August, 1971,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named GEORGE W. MC COLLUM

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Phyllis M. Wheeler

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Transamerica Title Ins. Co.

Filed for record at request of _____
this 6th day of February A. D., 1972 at 10:57 o'clock A. M., and duly recorded in
Vol. M73, of Deeds on Page 1300

Fee \$4.00

WM. D. MILNE, County Clerk

By *Robert H. Campbell*

1301