

KNOW ALL MEN BY THESE PRESENTS, That MAURICE E. BERCOT

28-4308

hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by BOYD A. ALLRED and RUBY LNEZ ALLRED, 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:A parcel of land situated in the N¹/₂SW¹/₄ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, particularly described as follows:Beginning at a point marked by an iron pin driven in the ground in the center line of a 60 foot roadway from which the section corner common to Sections 2, 3, 10 and 11, Twp. 39 S., R. 9, E.W.M. bears South 89°44' West along the center line of said roadway 946.9 feet to a point in the West boundary of said Section 11, and North 0°13' West along the section line 1662.5 feet; from said point of beginning, run South 0°07' East 331.80 feet to a point in the South boundary line of said N¹/₂SW¹/₄ of said Section 11; thence North 89°42' East along said boundary line 67.5 feet; thence North 0°07' West 331.75 feet, more or less, to the center line of the above mentioned 60 foot roadway; thence South 89°44' West along the center line of said roadway 67.5 feet, more or less, to the place of beginning.

SUBJECT TO: Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations in deed recorded May 26, 1944, in Vol. 165, page 339, Deed Records of Klamath

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

Cont on back

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 Except as above stated

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 \$3,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which):~~

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

WITNESS grantor's hand this 12th day of February, 1973

Maurice E. Bercot

STATE OF OREGON, County of Klamath) ss.

February 12th, 1973

Personally appeared the above named Maurice E. Bercot

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

Before me

Notary Public for Oregon

My commission expires 11/25/73

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

Maurice E. Bercot

TO

Boyd A. Allred, et ux

AFTER RECORDING RETURN TO

No.

Boyd A. Allred
336 Madison
city, 97601(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON

ss.

County of

I certify that the within instru-
ment was received for record on the
day of , 19
at o'clock M. and recorded
in book on page or as
filing fee number. Rec-
ord of Deeds of said County.Witness my hand and seal of
County affixed.

Title

Deputy

Ch 2nd 2nd collect

1831-A

Cont from the front of Deed:

County, Oregon; 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, water and irrigation rights in connection therewith.

County of Klamath
Filed for record at request of

Transamerica Title Ins. Co.

On this 20 day of February A.D. 19 73

at 3:20 P.M. and duly

recorded in Vol. M73 of Deeds

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Wm D. MILNE, County Clerk

By [Signature] Deputy

Fees \$4.00

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