

1967/50

5305

KNOW ALL MEN BY THESE PRESENTS, That

Robert C. Johnson and Patricia A. Johnson, his wife

, hereinafter called the grantor, for the consideration hereinafter stated,

to grantor paid by

F. W. Fabian and Bernice F. Fabian, his 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:

All of that portion of the East half of the Southeast quarter of the Northwest quarter AND the East half of the Northeast quarter of the Southwest quarter of Section 25, Township 35 South, Range 12 East, Willamette Meridian lying North of the centerline of Snake Creek. Containing 21 acres, more or less. Together with all Timber and Water Rights.

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 items of record commonly accepted and common to the area and the sub-surface rights as reserved in Deed Volume 294, page 184, and Deed Volume 281, page 540

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 \$7,450.00. However, the actual consideration consists of or includes other property or value given or promised which is ~~the whole~~ consideration (indicate which) <sup>the whole</sup>

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 4th day of May, 1970.

Robert C. Johnson  
Patricia A. Johnson  
May 4, 1970

California  
STATE OF OREGON, County of Butte ) ss.

Personally appeared the above named

Robert C. Johnson and Patricia A. Johnson

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



JOSEPH R. TICKNOR, SR.  
NOTARY PUBLIC-CALIFORNIA  
BUTTE COUNTY  
My Commission Expires Apr. 2, 1973

Notary Public for Oregon, California  
My commission expires

475 Oro Dam Blvd., Oroville, Calif. 95965

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

Robert C. Johnson

Patricia A. Johnson

TO

F. W. Fabian

Bernice F. Fabian

AFTER RECORDING RETURN TO

CHILCOOTH BRANCH  
UNITED STATES NATIONAL BANK OF OREGON  
P. O. BOX 377  
CHILCOOTH, OREGON 97624

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

FEE \$ 2.00

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 3rd day of May, 1973, at 11:13 o'clock A.M., and recorded in book M. 73 on page 5305 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILLER

COUNTY CLERK

By *Paul D. Dugan* Deputy