

76229

KNOW ALL MEN BY THESE PRESENTS, That MAUDE CONQUERGOD, widow

in consideration of Ten dollars and other valuable consideration - - - - - Dollars,
to her paid by Robert V. Walker and Marcheta L. Walker, husband and wife

doe hereby grant, bargain, sell and convey
unto said Robert V. Walker and Marcheta L. Walker, husband and wife

not as tenants in common but with the right of survivorship, their assigns and the heirs of such survivor, all
the following 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:

SE 1/4, E 1/4, SW 1/4, W 1/4 of Section 35, Township 38 South, Range 11 East of
the Willamette Meridian, EXCEPT that portion of the SE 1/4 of Section 35 which
is situated and lies North of the Bonanza Dairy Highway as now located, and also
EXCEPTING that portion conveyed to Richard H. Rovey by deed recorded in Klamath
County Deed Volume 91, page 539.

Subject to contract and/or lein for irrigation and/or drainage, rights of
way, easements and restrictions of record and those apparent on the land,
this property being situated in the Horsefly Irrigation District.
Also to State of Oreg. for easement on drainage, recorded July 23, 1936, in
Volume 106, Page 611, Deed records of Klamath County, Oreg., and to Calif.-Oreg.
Power Co. for right of way Recorded Feb. 18, 1958 in Deed Volume 297, Page 430,
Deed Records of Klamath County, Oregon.

Also subject to balance due on Mortgage to Federal Land Bank of Spokane, a
Corporation, which mortgage is dated Feb. 8, 1961, recorded February 20, 1961 in
Mortgage Book 200, Page 377, Mortgage Records of Klamath County, Oregon, which
Grantees expressly assume and agree to pay.

To Have and to Hold the above described and granted premises unto the said Robert V. Walker and
Marcheta L. Walker, husband and wife

their assigns and the heirs of such survivor forever. Provided, however, that the grantees herein do not take
the title in common but with the right of survivorship; that is, that the fee shall vest absolutely in the survivor
of the grantees.

And MAUDE CONQUERGOD, widow

doe, the grantor doe covenant to and with the above
named grantees, their heirs and assigns, that she is lawfully seized in fee simple of the
above granted premises; that the above granted premises are free from all encumbrances, except as above
stated, which Grantees expressly assume

and that she will and her heirs, executors and administrators, 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, except as above stated, which Grantees expressly assume

Witness my hand and seal this 27th day of March, 1963.

Maudie Conquergood (SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Oregon }
County of Klamath } ss.

BE IT REMEMBERED, That on this 27th day of March, 1963,
before me, the undersigned, a Notary Public
in and for said County and State, personally appeared the within named MAUDE CONQUERGOOD, widow
who is known to me to be
the identical individual described in and who executed the within instrument and acknowledged to me that
she executed the same freely and voluntarily.

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

Edw. R. Morris
Notary Public for Oregon
My Commission Expires December 16, 1966

WARRANTY DEED
(Survivorship)
(FORM No. 690)

TO

STATE OF OREGON }
County of KLAMATH } ss.

I certify that the within instru-
ment was received for record on the
9th day of May, 1973,
at 8:12 o'clock A.M., and recorded
in book M. 73 on page 5572
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

W. D. MILNE
County Clerk-Recorder.
By Hazel D. Dargatzis Deputy.

STEVENS-NEED LAW FIRM CO., PORTLAND

Return To:

Mr. and Mrs. Robert V. Walker
Rt. #1, Box 245
Bonanza, Oregon

FEE \$ 4.00