

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That CARROLL G. GROSS and MADELINE J. GROSS, husband and wife, grantors in consideration of Ten and More Dollars, to them paid by RAY W. DRAKE and MARY L.

DRAKE, husband and wife, grantees, do hereby grant, bargain, sell and convey unto the said grantees, as tenants by the entirety, their heirs and assigns, 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:

A portion of Sections 27 and 34, Township 40 South, Range 12 East, of the Willamette Meridian, more particularly described as follows:

PARCEL 1: The $S\frac{1}{2}SW\frac{1}{4}SE\frac{1}{4}$ of said Section 27.

PARCEL 2: Beginning at the Southeast corner of the $SE\frac{1}{4}SW\frac{1}{4}$ of Section 27, Township 40 South, Range 12 East of the W.M.; thence West along the South line of said $SE\frac{1}{4}SW\frac{1}{4}$, 2.4 chains, more or less, to the center line of the old county road running Northerly from Malin to the McFall Ranch; thence North along said road, 7.5 chains; thence approximately North $43^{\circ}50'$ East along said road, 3.47 chains to the Northwest corner of the $S\frac{1}{2}SW\frac{1}{4}SE\frac{1}{4}$ of said Section 27; thence South along the West line of said $S\frac{1}{2}SW\frac{1}{4}SE\frac{1}{4}$, 10 chains, more or less, to the point of beginning; being that portion of the $SE\frac{1}{4}SW\frac{1}{4}$ of Section 27, Township 40 South, Range 12 East of the W.M., lying East of said road.

PARCEL 3: The $W\frac{1}{2}NE\frac{1}{4}$, the $SE\frac{1}{4}NE\frac{1}{4}$, and the $NW\frac{1}{4}SE\frac{1}{4}$ of said Section 34.

PARCEL 4: Beginning at the Northwest corner of the $NE\frac{1}{4}NE\frac{1}{4}$ of Section 34, Township 40 South, Range 12 East of the W.M.; thence South along the West line of said $NE\frac{1}{4}NE\frac{1}{4}$, 20 chains, more or less, to the Southwest corner of said $NE\frac{1}{4}NE\frac{1}{4}$; thence East along the South line of said $NE\frac{1}{4}NE\frac{1}{4}$, 20 chains, more or less, to the Southeast corner of said $NE\frac{1}{4}NE\frac{1}{4}$; thence approximately North 45° West, 28.28 chains, more or less, to the point of beginning; being the Southwest one-half of the $NE\frac{1}{4}NE\frac{1}{4}$ of Section 34, Township 40 South, Range 12 East of the W.M.

PARCEL 5: Beginning at the Northwest corner of the $SW\frac{1}{4}SE\frac{1}{4}$ of Section 34, Township 40 South, Range 12 East of the W.M.; thence East, along the North line of said $SW\frac{1}{4}SE\frac{1}{4}$, 20 chains, more or less, to the Northeast corner of said $SW\frac{1}{4}SE\frac{1}{4}$; thence South, along the East line of said $SW\frac{1}{4}SE\frac{1}{4}$, 20 chains, more or less, to the Southeast corner of said $SW\frac{1}{4}SE\frac{1}{4}$; thence West, along the South line of said $SW\frac{1}{4}SE\frac{1}{4}$, 8.5 chains, more or less, to the Northeasterly right-of-way line of the high line canal of the Shasta View Irrigation District, thence Northwesterly along said right-of-way line, to the West line of said $SW\frac{1}{4}SE\frac{1}{4}$; thence North 6.5 chains, more or less, to the point of beginning; being that portion of the $SW\frac{1}{4}SE\frac{1}{4}$ of Section 34, Township 40 South, Range 12 East of the W.M., lying Northeasterly from the said high line canal.

PARCEL 6: That portion of the $W\frac{1}{2}$ of Section 34, Township 40 South, Range 12 East of the W.M., lying East of the East right-of-way line of the county road as now located and North of the Northerly right-of-way line of the high line canal of the Shasta View Irrigation District.

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PARCEL 7: Beginning at an iron pin on the South line of Section 27, Township 40 South, Range 12 East of the Willamette Meridian, which lies West along the South line of Section 27, a distance of 143.5 feet from the quarter corner common to Sections 27 and 34, Township 40 South, Range 12 East of the Willamette Meridian, and running thence: Continuing West along the South line of Sections 27, a distance of 52 feet to a point; thence North 15°17' East along the East line of the relocated county road, a distance of 206.5 feet to a point on the Westerly right-of-way line of the Old County Road; thence South 0°42' West, a distance of 199.21 feet, more or less, to the point of beginning; said tract being in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27, Township 40 South, Range 12 East of the Willamette Meridian.

SUBJECT TO: (1) Easements and rights-of-way of record or apparent on the land; (2) Rights-of-way of the public in and to any portion of said property lying within the line of roads or highways; and (3) Contracts, liens, assessments, and provides for irrigation or drainage purposes.

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

And they, the grantors, covenant that they are lawfully seized in fee simple of the above granted premises free from all incumbrances, except as indicated above, and that they will and their 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 whosoever.

WITNESS our hands and seals this 23rd day of April, 1964.

Carroll G. Gross (SEAL)
CARROLL G. GROSS

Madeline J. Gross (SEAL)
MADELINE J. GROSS

STATE OF OREGON)
) ss.
County of Klamath)

On this 23rd day of April, 1964, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Carroll G. Gross and Madeline J. Gross, husband and wife, who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to me that they 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.

William O. Brinkman
Notary Public for Oregon
My Commission expires Oct. 29, 1967

STATE OF OREGON, |
County of Klamath |
Filed for record at request of
TRANSAMERICA TITLE INS. CO
on this 11th day of May A.D. 19 73
at 10:57 o'clock A M, and duly
recorded in Vol. M 73 of XX DEEDS
Page 5721

Wm D. MILNE, County Clerk

By Hazel D. Dugan Deputy

*Rec'd
William O. Brinkman
manuscript*

*Rec'd Brinkman
star at the 620
Madeline*