

77197

Vol. M73 Page 6782

WARRANTY DEED

This Indenture Witnesseth, THAT LLOYD L. HANKINS,

hereinafter known as grantor for the consideration hereinafter recited,
has bargained and sold, and by these presents does grant, bargain, sell and convey unto

HANKINS FARMS, INC., an Oregon Corporation, Grantee,
its successors
here and assigns, the following described premises, situated in Klamath County,

Oregon, to-wit:

SE $\frac{1}{4}$ NW $\frac{1}{4}$ and E $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 7, Twp. 39 S. R. 11 E.W.M., Klamath County, Oregon, except-
ing the one acre thereof set off to Jessie F. Hankins, as a homestead, which said one
acre is more particularly described as follows:

Commencing at a point on the South line of SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 7, Twp. 39 S.R. 11
E.W.M., Klamath County, Oregon which lies distant 540 feet from the Southwest corner of
said "40", and running thence North at right angles to said South line 208 $\frac{3}{4}$ feet;
thence East, parallel with said South line 208 $\frac{3}{4}$ feet; thence South at right angles
to said South line 208 $\frac{3}{4}$ feet to said South line; thence Westerly 208 $\frac{3}{4}$ feet to
the point of beginning.

SUBJECT TO: Easements and rights of way of record and those apparent on the land,
if any; contract and/or lien for irrigation and/or drainage, and to Mortgage to the
Federal Land Bank of Spokane, recorded in Vol. M73 at page 1140 of Klamath County, Oregon
Mortgage Records on January 31, 1973, which Grantee assumes and agrees to pay and
perform according to its terms as the same comes due and to hold Grantor harmless
therefrom.

The true and actual consideration for this transfer is \$30,000.00, being---

The foregoing recitation of consideration is true as I verily believe.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee, its
successors ~~hereby~~ and assigns forever. And the said grantor does hereby covenant to and with the said
grantee, its successors and assigns, that he is the owner in fee simple of said premises;
that they are free from all incumbrances, except as above set forth,
and that he will warrant and defend the same from all lawful claims whatsoever, except those
above set forth.

IN WITNESS WHEREOF, He has hereunto set his hand and seal
this 20th day of May 19 73.

(SEAL)

(SEAL)

(SEAL)

Lloyd L. Hankins

(SEAL)

STATE OF OREGON, County of Klamath, ss. May 30, 19 73
Personally appeared the above named Lloyd L. Hankins

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

Before me:

From Office of
GANONG, GORDON & SISEMORE
First Federal Building
Klamath Falls, Oregon

Notary Public for Oregon
My commission expires December 30, 1976

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was re-
ceived for record on the 4th day of June
1973, at 1:53 o'clock P. M., and recorded in book
M73 on page 6782 Record of Deeds of
said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
By Cynthia Campbell County Clerk-Recorder
Fee \$2.00 Deputy

W. GANONG, JR.
Notary Public for Oregon
My commission expires December 30, 1976

Return to:

Hankins Farms, Inc.
Route 1, Box 221
Bozange, Oregon