

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that ALICE EDWARDS, a single woman of El Paso, El Paso County, Texas, hereinafter called grantor, in consideration of TEN AND NO/100-----DOLLARS, (\$10.00) to grantor paid, the receipt whereof hereby is acknowledged, does hereby grant, bargain, sell and convey unto WILTON J. CHAUVIN, a married man, hereinafter called grantee, and unto grantee's heirs, successors and assigns all my undivided one-half ($\frac{1}{2}$) interest in and to that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Township 35 South, Range 12, East Willamette Meridian,

Section 29: West $\frac{1}{2}$ of the East $\frac{1}{2}$ of the Southeast $\frac{1}{2}$

(40 Acres)

This conveyance is made subject to: Reservations and restrictions of record, easements and rights of way of record, and those apparent on the land.

NOTE: This property was originally conveyed to Ronald O. Edwards and wife, Alice Edwards, the said Alice Edwards being the Grantor herein. Grantor and Ronald O. Edwards are divorced and it is the intent here to convey only the one-half ($\frac{1}{2}$) undivided interest of Grantor, Alice Edwards.

To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

In construing this deed the singular includes the plural as the circumstances may require.

WITNESS grantor's hand and seal this the 8th day of June, 1973.

Alice Edwards
ALICE EDWARDS, a single woman

THE STATE OF TEXAS X
COUNTY OF EL PASO X

BEFORE ME, the undersigned authority, in and for said County, Texas on this day personally appeared ALICE EDWARDS, known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 7 day of June, 1973.

Amanda Smith
NOTARY PUBLIC IN AND FOR EL
PASO COUNTY, TEXAS

CP 400

SPECIAL WARRANTY DEED

ALICE EDWARDS, a single
woman,

To

Wilton J. Chauvin, a
married man.

After recording return to:

Alice Edwards
500 Trans. Mt. Rd.,
Granville Texas 79825

STATE OF OREGON)
) ss.
COUNTY OF KLAMATH)

I certify that the within
instrument was received for
record on the 21st day of June,
1973 at 12:21 o'clock P.M.
and recorded in Book 15
Page 7838 Record of Deeds of
said County.

Witness my hand and seal of
County affixed.

WM. D. MILNE
County Clerk-Recorder

By: *Harold Brazil*
Deputy.

FEE \$ 4.00