

WARRANTY DEED

28-5121

ELROY E. KRUEGER and ELIZABETH M. KRUEGER, husband and wife, convey to CLYDE L. EDWARDS and LINDA L. EDWARDS, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Beginning at a point on the North Section line of Section 24, Township 39 South, Range 9 E.W.M. which lies West a distance of 1779.5 feet from the iron axle which marks the Northeast corner of Section 24, Township 39 S. R. 9, E.W.M., and running thence; continuing West along the Section line a distance of 260 feet to a point; thence South 0°12' West parallel to the East line of the NW 1/4 NW 1/4 of Section 24 a distance of 1124 feet to a point on the North line of Dixon Drain; thence North 42°17' East along the North line of the Dixon Drain a distance of 388.8 feet to a point; thence North 0°19' East parallel to the above mentioned 40 line a distance of 836.3 feet, more or less, to the point of beginning. Said tract containing 5.85 acres, more or less, in the NW 1/4 NE 1/4 of Section 24, Township 39 S. R. 9 E.W.M.

SUBJECT TO: That certain mortgage, including the terms and provisions thereof, executed by Elroy E. Krueger and Elizabeth M. Krueger, husband and wife, to the State of Oregon, represented and acting by the Director of Veterans' Affairs, dated September 23, 1963, recorded September 24, 1963, in Mortgage Volume 219 page 383, records of Klamath County, Oregon, to secure the payment of a promissory note dated September 23, 1963, in the amount of \$8,500.00, which the grantees herein expressly assume and agree to pay

and covenant that grantors are the owners of the above described property free of all encumbrances except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rules, regulations, liens and assessments of water-user and sanitation districts, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

Dated this 10 day of May, 1966.

*Elroy E. Krueger*  
*Elizabeth M. Krueger*

STATE OF OREGON ) ss.  
County of Klamath )

May 10, 1966

Personally appeared the above named Elroy E. Krueger and Elizabeth M. Krueger, husband and wife, and acknowledged the foregoing instrument to be their voluntary act.

*William V. Brown*  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 7-11-67

return:  
1st Nat Bank  
P.O. Box 238  
city

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO

this 27th day of June A. D., 1973 at 3:34 o'clock PM., and duly recorded in

Vol. M 73 of DERS on Page 8101

FFB 2.00

WM. D. MILNE, County Clerk

By *Angel Dragic*