

28-5000

WARRANTY DEED

28-5000

KNOW ALL MEN BY THESE PRESENTS, that GAIL F. BISH and DARLENE M. BISH, husband and wife, hereinafter called the Grantors, for the consideration hereinafter stated, to Grantors paid by LAURENCE MAHL GRIFFIN and SONJA ANN GRIFFIN, husband and wife, hereinafter called the Grantees, does hereby, grant, bargain, sell and convey unto the said Grantees and Grantees' heirs, successors and assigns, that certain real property, with the tenements, hereditaments, and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Beginning at a point which is the intersection of the East line of Section 14, Township 39 South, Range 8 East of the Willamette Meridian, with Northwest corner of right of way line of the Klamath Falls-Ashland Highway, which point is North 42.3 feet from the Northeast corner of the SE 1/4 NE 1/4 of said Section 14; thence along the Northwest corner of right of way line of said Highway South 53°28' 1/2" East 169.22 feet; thence North 29° 27' 1/2" East 203.1 feet; thence South 72° 12' 1/2" West 249.5 feet; thence North 35°17' 1/2" East 269 feet; thence North 54° 42' 1/2" East 316 feet; thence North 24° 09' 1/2" West 2329.6 feet, more or less, to the West line of the SE 1/4 NE 1/4 of said Section 14; thence North along said West line a distance of 80.5 feet, more or less, to the Northwest corner of the SE 1/4 NE 1/4 of said Section 14; thence East along the North line of said SE 1/4 NE 1/4 a distance of 1322.7 feet to the Northeast corner of said SE 1/4 NE 1/4; thence South along the East line of said Section 14, a distance of 2607.2 feet, more or less, to the point of beginning, being a portion of the E 1/2 SE 1/4 and SE 1/4 NE 1/4 of Section 14, Township 39 South, Range 8 East of the Willamette Meridian.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Right of ways for roads, ditches, power lines and telephone lines.

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3. Waiver of Rianian rights in favor of the United States per deed recorded September 19, 1905 in Book 18 at page 370, Deed Records. (Affects SE 1/4 SW 1/4 and NE 1/4 SW 1/4 only).

TO HAVE AND TO HOLD the same unto the said Grantees and Grantees' heirs, successors and assigns forever.

And said Grantors hereby covenant to and with said Grantees and Grantees' heirs, successors and assigns, that Grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove stated, and that Grantors will 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 those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$45,000.00.

WITNESS Grantors' hands this 13th day of July, 1973.

Dale J. Bleha

Darlene M. Bleha

STATE OF OREGON)
County of Klamath) ss.

Personally appeared the above named DALE J. BLEHA and DARLENE M. BLEHA, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME:

Susan Kay Way
Susan Kay Way
Notary Public for Oregon
My commission expires 6/1/77
NOTARY PUBLIC FOR OREGON
My Commission Expires:

WARRANTY DEED, PAGE TWO.

AFTER RECORDING RETURN TO: BOIVIN & BOIVIN, 210 BOIVIN BLDG., CITY

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO
this 13th day of JULY A. D., 1973 at 3:16 o'clock P M., and duly recorded in
Vol. M 73, of DEEDS on Page 8997

FEE \$ 4.00

WM. D. MILNE, County Clerk
Hazel Drans