

80319

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28-5181  
WARRANTY DEED  
\*\*\*\*\*

KNOW ALL MEN BY THESE PRESENTS, that L. W. BAPLEN,  
hereinafter called the Grantor, for the consideration herein-  
after stated, to Grantor paid by RALPH D. MARTINDALE and DORIS  
H. MARTINDALE, husband and wife, hereinafter called the Gran-  
tees, 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:

All that portion of the NW 1/4 of the SE 1/4  
of Section 2, Township 39 South, Range 9 East  
of the Willamette Meridian, being a portion of  
Lot 1, Kielsmeier Acre Tracts, more particularly  
described as follows:

Beginning 30 feet South and 20 feet East of the  
center of said Section 2; thence East along the  
South line of the Lakeview Highway 162 1/2 feet;  
thence South and at right angles to said Highway  
line 920 feet; this said last mentioned point  
being the point of beginning of the boundaries  
of the tract to be conveyed under this deed; thence  
continuing South 70 feet to a point; thence run-  
ning Westerly and parallel to said Highway line  
162 1/2 feet to a point; thence running Northerly  
and at right angles to said Highway line 70 feet  
to a point; thence running Easterly and parallel  
to said Highway line 162 1/2 feet to the said  
point of beginning.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District;
3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District;

TO HAVE AND TO HOLD the same unto the said Grantees

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and Grantees' heirs, successors and assigns forever.

And said Grantor hereby covenants to and with said Grantees and Grantees' heirs, successors and assigns, that Grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove stated, and that Grantor 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 the terms of dollars, is \$11,600.00.  
WITNESS Grantor's hand this 23<sup>RD</sup> day of August, 1973.

L. W. Barleen

STATE OF OREGON )  
County of Klamath ) ss.

August 23, 1973

Personally appeared the above-named L. W. BARLEEN and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

JAMES W. WESLEY  
Notary Public for Oregon  
My commission expires \_\_\_\_\_

James W. Wesley  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 1-20-76

TESTAMENTS  
MR. & MRS. Ralph B. Macdonald  
2535 W. 1st St.  
Klamath Falls, ORE 97601

STATE OF OREGON, }  
County of Klamath } ss.

Filed for record at request of:  
Transamerica Title Ins. Co.  
on this 27th day of August, A. D., 1973  
at 3:45 o'clock P. M. and duly  
recorded in Vol. M73 of Deeds  
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WM. D. MILNE, County Clerk

By Ralph B. Macdonald  
Fee \$4.00 Deputy.

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