

82215

CONVEYANCE

THIS CONVEYANCE made and entered into this 24th day of September, 1973, by GEORGE M. WHEELER, party of the first part, which expression shall include his, her or their heirs, executors, administrators, agents or assigns where the context so requires or admits, to CHARLES A. SINS and ANITA SINS, husband and wife, party of the second part, which expression includes his, her, or their heirs, executors, administrators, agents or assigns where the context so requires or admits;

W I T N E S S E T H :

Whereas, the party of the first part owns and has title to that real estate and real property located in Klamath Falls, County of Klamath, State of Oregon, described as follows:

Beginning at the SE corner of the NE 1/4 NW 1/4 of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence North 0° 08 1/2' East 1030.0 feet to a point; thence North 89° 47 1/4' East 1338.75 feet to a point; thence North 0° 07' East 41.76 feet to a point, said point being the SW corner of that property deeded to Klamath County School District, in Deed Volume M-67 at page 4834; thence South 89° 31' 15" East 808.48 feet to a point; thence North 04° 17' 45" West 607.16 feet to a point; thence North 40° 23' West 438.68 feet to a point; thence South 49° 37' West 627.01 feet to a point; thence South 0° 07' East 229.45 feet more or less to the North boundary of Hilyard Avenue; thence following said North boundary of Hilyard Avenue a distance of 484.37 feet to a point; thence North parallel to the East line of Lot 7 to the North line thereof; thence North 89° 55' East 514.8 feet more or less to the SE corner of Skyline View Subdivision; thence North 32° 59' West along the NE boundary of said Subdivision, a distance of 632.3 feet to an iron pipe in the Center line of Cannon Avenue; thence South 60° 34 1/2' East 1080.1 feet more or less to a point on the South line of the NE 1/4 SW 1/4 of Section 6, Township 39 South, Range 10, which said point bears North 89° 59' East a distance of 731.0 feet from the SE corner of said NE 1/4 SW 1/4; thence continuing South 60° 34 1/2' East 842.2 feet to a point on the East line of the SE 1/4 SW 1/4 of Section 6; thence continuing South along said East line of SE 1/4 SW 1/4 of Section 6 and the East line of the NE 1/4 SW 1/4 of Section 7 to the point of beginning.

UNIT 4 3 16 11 11/2

13460

EXCEPTING FROM the SW-1/4 of Section 6, that portion deeded to Melvin L. Hayes, et ux by Deed Volume 256 at page 400.

And whereas, the party of the second part now uses and maintains a pipeline across the property of the party of the first part; now, therefore, the first party does hereby grant, convey, transfer and deliver unto the second part a permanent easement and right of way for the purpose of keeping and maintaining a water pipeline to run on its now existing course from the well located on the property of MELVIN and JEAN W. HAYES to the real property owned by the second party and said party of the second part, his successors and assigns, or any person, corporation or utility so authorized by him or them shall have free ingress and egress in, from and over said easements, walks, crosswalks and paths for the purpose of maintaining or repairing such water pipe.

IN WITNESS whereof the undersigned this day put their hand and seal.

George M. Wheeler

STATE OF OREGON)
County of Klamath) ss. September 26, 1973

Personally appeared the above named George M. Wheeler and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Margaret E. Snakey
Notary Public for Oregon
My Commission Expires: 3-19-77



STATE OF OREGON,)
County of Klamath)
Filed for record at request of
Klamath County Title Co.
on this 4 day of October A.D. 1973
at 3:56 o'clock P. M. and duly
recorded in Vol. M 73 of Deeds
Page 13459
Wm D. MILNE, County Clerk
By Heidi Drazil Deputy
Fee 4.00

Ret: Klamath Co. Title
P.O. Box 151
City