

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That VIRGIL G. BERRY and JEAN M. BERRY, husband and wife, hereinafter called the grantors, for the consideration hereinafter stated to grantors paid by A. W. FRY and ALTA M. FRY, husband and wife, hereinafter called the grantees, do hereby grant, bargain sell and convey unto the said grantees, their 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:

A tract of land situated in Tract I of NORTH BLY, more particularly described as follows: Beginning at the most easterly corner of said Tract I; thence South 61°07' West 298.1 feet to the easterly right of way line to the Klamath Falls-Lakeview Highway; thence North 20°06' West along said right of way line 100.12 feet; thence North 61°07' East 280 feet, more or less, to the east boundary of Tract I; thence South along said east boundary to the point of beginning. Subject to easements, rights of way of record, reservations restrictions of record, and those apparent on the land.

A portion of Lots "I" and "D" in North Bly, Klamath County, Oregon, more particularly described as follows: Beginning at the northeast corner of Lot "D"; thence southeasterly along the east line of Lots "D" and "I" to a point which is 100 feet northwest of the southeast corner of Lot "I"; thence southwest and parallel to the south line of Lot "D" to the northwest corner of that parcel deeded to Oliver Berry by Deed recorded in Vol. 323 at page 68, Deed Records of Klamath County, Oregon; thence North 23°53' West 200.88 feet to a point; thence South 61°07' West 25.4 feet to the most easterly corner of the M. L. Johnson land; thence North 20°06' West 100 feet, more or less, to the North line of Lot "D"; thence east along the northerly line of Lot "D" 135.4 feet to the point of beginning.

TO HAVE AND TO HOLD the same unto the said grantees, their heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantees, their heirs, successors and assigns, that grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances 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 \$ 6,500.

IN WITNESS WHEREOF the grantors have hereunto set their hands and seals this 14th day of November, 1968.

STATE OF OREGON ) ss November 14, 1968, personally appeared the above  
County of Lake )  
Virgil G. Berry and Jean M. Berry, husband and wife, and acknowledged  
the foregoing instrument to be their voluntary act and deed.

Before me: James C. Smith (SEAL)  
Notary Public for Oregon  
My commission expires: 15 April 1972

STATE OF OREGON } ss.  
County of Klamath }

Filed for record at request of:

A. W. FRY  
on this 17th day of OCTOBER A. D., 1973  
at 11:52 o'clock A. M. and duly  
recorded in Vol. M 73 of DEEDS  
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WM. D. MILNE, County Clerk  
By *Hazel Drayton* Deputy.  
Fee \$ 1.00

*Return to  
A. W. Fry  
Box 327  
Bay Or*