

87671

Vol. ^m 74 Page 4520

28-6401 CDP
WARRANTY DEED

SHIRLEY J. WILSON, Grantor conveys and warrants to
TINGLEY FARMS, INC., an Oregon Corporation, the following described
real property, free of all encumbrances, except as specifically
set forth herein:

The South 150' feet of the N 1/2 SE 1/4 NE 1/4
of Section 5, Township 40 South, Range 9 East
of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements
of record and those apparent on the land;
2. The assessment roll and the tax roll disclose that the
within described premises were specially assessed as farm use. If
the land becomes disqualified for the special assessment under the
statute, an additional tax may be levied for the last five or lesser
number of years in which the land was subject to the special land
use assessment;
3. Regulations, including levies, assessments and water
and irrigation rights and easements for ditches and canals, of Klamath
Irrigation District;
4. Easement and right of way, including the terms and pro-
visions thereof, given by H. H. Folsom, a single man, to The Pacific
Power & Light Company, dated May 9, 1944, recorded May 22, 1944, in
Volume 165 at page 233;
5. Perpetual easement to operate and maintain a drain as
now constructed, executed by H.H. Folsom, unmarried, to the United
States of America, dated June 22, 1931, recorded June 23, 1931,
in Volume 95 at page 482;
6. Perpetual easement, including the terms and provisions
thereof, executed by H. H. Folsom, unmarried to the United States of
America, dated April 30, 1931, recorded May 8, 1931, in Volume 95
at page 225;
7. Reservations of an easement to take water from pond
for irrigation and livestock watering purposes and easement for
ingress and egress to said pond as reserved by George DeWoody
Massey, et ux., in the deed recorded November 1, 1966 in M-66 at
page 11457, Deed Records.

The actual consideration consists of or includes other
property or value given or promised which is the whole consideration.

WITNESS Grantor's hand this 4th day of April
1974.

Shirley J. Wilson

WARRANTY DEED, PAGE ONE.

4521

STATE OF OREGON)
County of Klamath) ss.

Personally appeared SHIRLEY J. WILSON, and acknowledged
the foregoing instrument to be her voluntary act and deed.

BEFORE ME:

Wileen D. Gorchew
Notary Public for Oregon
My Commission Expires: 11/25/76

Return to:
Unless a change is requested
all tax statements shall be sent
to the following address:

Singley Farm, Inc.
433 Main St. City 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Transamerica Title Ins. Co.
this 12th day of April A. D. 1974 at 11:41 o'clock AM., and
duly recorded in Vol. M74, of Deeds on Page 4520
Fee \$4.00
Wm D. MILNE, County Clerk
By *Lucia Quintola*

WARRANTY DEED, PAGE TWO.

WARRANT
This

(3)