

90061

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#28-6655

WARRANTY DEED TO CREATE ESTATE IN THE ENTIRETY

This Indenture Witnesseth, THAT DOROTHY F. BROWN, a single woman,

hereinafter known as grantor, for the consideration hereinafter recited has bargained and sold and by these presents does grant, bargain, sell and convey unto CHARLES McCAMBRIDGE and CECILIA McCAMBRIDGE, husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit:

That part of the N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 21, Township 39 South, Range 9 E.W.M., which lies North of the U.S.R.S. Lost River Diversion Channel; less a strip 30 feet wide off West side of NW $\frac{1}{4}$ of said Section deeded to Klamath County, Oregon, by Fritz R. Hauger and wife, by Deed dated July 27, 1920, and recorded February 15, 1926, in Book 69, page 287 of said Deed Records and less that portion described in Order No. 4253 of the District Court of the United States for the District of Oregon, entitled "Judgment of Declaration of Taking and Order Granting Possession", recorded in Book 229 at page 308 of Klamath County, Oregon, Deed Records.

Subject to: 1968-1969 real property taxes which are now a lien but not yet payable; Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District and regulations, contracts, easements and water and irrigation rights in connection therewith; Conditions and restrictions as set forth in that certain Deed dated July 7, 1909 and recorded August 11, 1909 in Deed Book 27 at page 304; Reservations in Deed dated April 6, 1912 and recorded April 18, 1912 in Deed Book 37 at page 166, all in records of Klamath County, Oregon.

EXCEPTING THEREFROM a piece or parcel of land beginning at a point that is 124 feet south of the section corner common to Sections 16, 17, 20 and 21 and on the West side of Section 21; Thence East at right angles to said West section of line 440 Feet to a point; thence South 400 feet and parallel to the West line of said Section 21 to a point; Thence West 440 feet, more or less, and at right angles to the West line of said Section 21 to the West line of Section 21; Thence North along the said West line of said Section 21, 400 feet, more or less to the point of beginning.

The true and actual consideration for this transfer is \$ 25,000.00 ~~back~~

The foregoing recitation of consideration is true as I verily believe.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and their assigns, that she is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, She has hereunto set her hand and seal this 25th day of September, 1968.

(SEAL) *Dorothy F. Brown* (SEAL)

(SEAL) (SEAL)

STATE OF OREGON, County of Lane) ss. October 17, 1968
Personally appeared the above named Dorothy F. Brown, a single woman,

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Mrs. Nelson A. Isaac
Notary Public for Oregon.
My commission expires Dec 18, 1970

From Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 17th day of June, 1974, at 3:46 o'clock PM, and recorded in book M 74 on page 7479 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk-Recorder.

Deputy

fee 2.00

*after recording return to
Mr. & Mrs. Marion H. Owens
Rt 1 Box 72-7
Klamath Falls, Oregon 97601*

RECORDED
INDEXED
Klamath Falls, Oregon
JUN 17 1968