

1967/50

90074

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KNOW ALL MEN BY THESE PRESENTS That ALBERT LEQUIEU and THORA D. LEQUIEU, husband and wife, 3004 Raymond Street, Klamath Falls, Oregon

, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GATEWAY CATTLE COMPANY, an Oregon Corporation, Box 92, Rt. 1 Bonanza, Oregon

, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's 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:

The W $\frac{1}{2}$ of the SE $\frac{1}{4}$; the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 21; the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$; the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 27; the NE $\frac{1}{4}$; the N $\frac{1}{2}$ of the SE $\frac{1}{4}$; the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 28, all in Township 40 South, Range 12 East, W.M., containing 480 acres, more or less.

SUBJECT TO: 1973-74 taxes; mortgage to Federal Land Bank of Spokane dated April 4, 1974, recorded April 5, 1974, in Volume M-74, Page 4184, mortgage records of Klamath County, Oregon, in the amount of \$55,000.00; easements and rights of way of record or apparent on the land; and contracts, proceedings, assessments, liens, regulations, statutes and regulations for irrigation or drainage purposes.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as above 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 terms of dollars, is \$90,552.50.

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 5th day of April, 1974.

Albert Lequieu
Albert Lequieu
Thora D. Lequieu
Thora D. Lequieu

STATE OF OREGON, County of Klamath, ss. April 5, 1974.
Personally appeared the above named Albert Lequieu and Thora D. Lequieu, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *William O. Bricker*
Notary Public for Oregon
My commission expires 10-29-75

(OFFICIAL SEAL)

NOTE—The sentence between the symbols @, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO: and send tax statements to:

Gateway Cattle Company
Box 92, Rt. 1
Bonanza, Oregon 97623

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUN. TIES WHERE USED.)

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 18th day of JUNE, 1974, at 11:52 o'clock A.M., and recorded in book M 74 on page 7496 or as file number 90074, Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

W. D. Milne Deputy

FEE \$ 2.00

STATE OF OREGON
County of Klamath
On this 11th day of April, 1974
Don. W. Keene
Treasurer of the above County
has received for record and
has its voluntary act and deed
IN WITNESS