

94729

Vol. 14531

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1967/50

KNOW ALL MEN BY THESE PRESENTS, That Ray L. Roberts and Marjorie M. Roberts,
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by Francis A. Roberts and Sharon A. Roberts, Husband and Wife

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, sit-
uated in the County of Klamath and State of Oregon, described as follows, to-wit:
PARCEL 1: A tract of land being the S $\frac{1}{2}$, SE $\frac{1}{4}$, NE $\frac{1}{4}$, SE $\frac{1}{4}$ of Section 10, Township 40 South,
Range 9, East Willamette Meridian, Klamath County, Oregon containing 5.07 acres.

Excepting the easterly 30.00 feet therefrom that lies within the Spring Lake
Road as the same now exists.

Also excepting a strip of land 30.00 feet wide being 15.00 feet either side of
the following described centerline;

Commencing at the Southeast Corner of the South one-half of the
Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 10, Township 40
South, Range 9 East, Willamette Meridian, Klamath County, Oregon; thence North
0° 03' 04" East, 73.00 feet; thence North 89° 57' West 30.00 feet to the West
Boundary of Spring Lake Road for the true point of beginning; thence North
89° 57' West, 40.00 feet; thence North 37° 03' 50" West, 324.81 feet to the
South Boundary of the North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)(continued 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

and that
grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-
ful 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 \$ 7250.00

However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which).⁽¹⁾

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 8 day of NOVEMBER, 1974.

Ray L. Roberts
Marjorie M. Roberts

STATE OF OREGON, County of Klamath ss. November 8, 1974
Personally appeared the above named Ray L. Roberts and Marjorie M. Roberts

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

Before me: Anna D. Dorch
Notary Public for Oregon
My commission expires April 11, 1978

(OFFICIAL SEAL)

NOTE—The sentence between the symbols (1), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

Francis & Sharon

AFTER RECORDING RETURN TO

FRANCIS ROBERTS
RT. 1, Box 871-A
KLAMATH FALLS

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

STATE OF OREGON,

County of

I certify that the within instru-
ment was received for record on the
day of , 19 ,
at o'clock M., and recorded
in book on page.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

By Title.
Deputy

RECEIVED 8:30 AM
NOV 12 1974

Southeast $\frac{1}{4}$ of said section.

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Also subject to a 30.00 feet wide non-exclusive easement for the purpose of egress and ingress across the southerly 30.00 feet thereof, and any and all rights-of-way, easements, drains and irrigation ditches of record and those apparent on the land.

PARCEL 2: That portion of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying East of the center line of private drain ditch through said property, containing 5.5 acres more or less.

Subject to a 30.00 feet wide non-exclusive easement for the purpose of egress and ingress across the Southerly 30.00 feet thereof, and any and all rights-of-way, easements, drains and irrigation ditches of record and those apparent on the land.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXXXXXX~~ request of

this 12th day of November

A. D. 19 74

at 8:30

o'clock A.M.

duly recorded in Vol. M 74, of DEEDS

on Page 14531

FEE \$ 4.00

W. D. MILME, County Clerk

B. *[Signature]*

VA AND EMP
SERVICE DATA