

28-01402
 KNOW ALL MEN BY THESE PRESENTS, That Clifford J. Emmich and Winifred L. Emmich
 husband and wife, 1931 El Arbolita Drive, Glendale, California 91208

, hereinafter called grantor,
 for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
 Philip W. Curtis, a married man, 3336 Palos Verdes Drive North, Palos Verdes,
 California

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
 tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County
 of Klamath, State of Oregon, described as follows, to-wit:

TOWNSHIP 34 South, Range 7 East, W.M.

Section 11: Southeast $\frac{1}{4}$ of Northwest $\frac{1}{4}$, excepting a tract of land more
 particularly described as follows:

Beginning at Northwest corner of said Southeast $\frac{1}{4}$ of
 Southwest $\frac{1}{4}$, thence east 640 feet, thence south 800 feet,
 thence west 640 feet, thence north 800 feet to the point
 of beginning; and

South $\frac{1}{2}$ of Southeast $\frac{1}{4}$ and

Section 12: West $\frac{1}{2}$ of Southwest $\frac{1}{4}$ of Southwest $\frac{1}{4}$ and

Section 13: Northwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ and

Section 14: North $\frac{1}{2}$ of Southwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ of Northwest $\frac{1}{4}$ and

North $\frac{1}{2}$ of North $\frac{1}{2}$ of Northeast $\frac{1}{4}$ and
 North $\frac{1}{2}$ of South $\frac{1}{2}$ of North $\frac{1}{2}$ of Northeast $\frac{1}{4}$ and
 North $\frac{1}{2}$ of Northeast $\frac{1}{4}$ of Northeast $\frac{1}{4}$ and
 North $\frac{1}{2}$ of South $\frac{1}{2}$ of Northeast $\frac{1}{4}$ of Northwest $\frac{1}{4}$

(240 acres more or less)

This conveyance is made subject to rights, reservations of record, and
 those apparent on the land but is not subject to mortgage from Scherer to
 Federal Land Bank, Klamath Falls, Oregon or the mortgage from Emmich to
 Scherer which vendee does not assume and vendor will hold vendee harmless
 therefrom.

This deed made to correct error on legal description of deed dated
 September 9, 1971 and recorded in Vol. M page 1534

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
 And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns
 that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will war-
 rant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons
 claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0-
 However, the actual consideration for the above described real property is the sum of \$10,000.00 which is
 the whole consideration (and no more).^①

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 18th day of DEC., 1974

Clifford J. Emmich
 Winifred L. Emmich

December 18th, 1974

STATE OF OREGON, County of Klamath) ss.
 Personally appeared the above named Clifford J. Emmich and Winifred L. Emmich

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

Before me: Helen D. Gouckner
 Notary Public for Oregon
 My commission expires 11/25/76

(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.

Special WARRANTY DEED

CLIFFORD J. EMMICH and
 WINIFRED L. EMMICH
 TO
 PHILIP W. CURTIS

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

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
 ment was received for record on the
 18th day of DECEMBER, 1974,
 at 3:40 o'clock P.M., and recorded
 in book M 74 on page 16076
 Record of Deeds of said County.

Witness my hand and seal of
 County affixed.

WILLIAM D. HILNE

COUNTY CLERK

Title.

By *[Signature]* Deputy

AFTER RECORDING RETURN TO AND TAXES

John M. Schoonover
 7740 Cannon Street,
 Klamath Falls, Ore. 97601

FEE \$ 2.00

RECEIVED
 DEC 18 1974
 2:40 pm