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1 THIS INDENTURE WITNESSETH, that ORVILLE C. DILLMAN and HELEN L. DILLMAN,  
2 husband and wife, hereinafter known as Grantors, for the consideration herein-  
3 after recited, have bargained and sold, and by these presents do grant, bargain,  
4 sell and convey unto ELIZABETH WOLTERING, her heirs and assigns, the following  
5 described premises, situated in Klamath County, Oregon, to-wit:

6 A tract of real property in Government Lot Numbers 32 and 29 in Section  
7 16, Township 35 South, Range 7 East of the Willamette Meridian, parti-  
8 cularly described as follows:

9 Beginning at the quarter section corner on the South boundary of Sec-  
10 tion 16, Township 35 South, Range 7 East of the Willamette Meridian;  
11 thence North along the center line of Section 16, a distance of 1320.0  
12 feet, more or less, to the Northwest corner of Government Lot Number 33,  
13 which corner is monumented with a 3/4" iron pipe; thence East along the  
14 North boundary of Lot 33, a distance of 323.30 feet, more or less, to a  
15 point on the Easterly right of way boundary of U. S. Highway No. 97,  
16 which point is monumented with a 3/4" iron pipe; thence South 2°22' West  
17 along said right of way boundary a distance of 333.30 feet to a 3/4" iron  
18 pipe marking the Northwest corner of that parcel of land recorded in Vol.  
19 363 at page 58 of Deed Records of Klamath County, Oregon; thence following  
20 along the bounds of said parcel of land, North 62°07' East, 629.30 feet;  
21 thence East a distance of 454.20 feet; thence South a distance of 95.00  
22 feet; thence East 107.27 feet; thence leaving said bounds and bearing  
23 North 41°03½' East 155.48 feet to a 1/2" steel rod which marks the North-  
24 erly corner of that tract of land described in Vol. M-69 at page 8199 and  
25 in amended description thereof; thence North 51°10' West 56 feet to the  
26 South line of a roadway and being the true point of beginning of this de-  
27 scription; thence South 51°10' East along the Easterly boundary of said  
28 tract of land in M-69 at page 8199, a distance of 786.0 feet, more or  
29 less, to the water line of Williamson River; thence North 26°47' East  
30 along said water line a distance of 165 feet; thence in a Northwesterly  
31 direction 708.5 feet, more or less, to a point on the Southerly line of  
32 a roadway and that is also North 45°50' East 132.7 feet from the true  
point of beginning; thence South 45°50' West 132.7 feet to a 1/2" steel  
rod to the point of beginning.

21 ALSO the right to use and maintain an existing roadway for ingress and  
22 egress to and from the land above described from U. S. Highway No. 97,  
the centerline of said roadway being particularly described as follows:

23 Beginning at a 3/4" iron pipe at the intersection of the Easterly  
24 right of way boundary of U. S. Highway No. 97 and the North boundary of  
25 Lot 33, Section 16, Township 35 South, Range 7 East of the Willamette  
26 Meridian; thence South 2°22' West along said right of way boundary a  
27 distance of 178.4 feet to the true point of beginning of this descrip-  
28 tion; thence North 73°56'40" East a distance of 572.20 feet to a point  
29 which bears South 20.00 feet from the North boundary of Lot 33; thence  
30 East parallel with the North boundary of Lots 33 and 32 a distance of  
31 552.87 feet, more or less, to a point from which a line bearing North  
32 45°50' East will be parallel with and 20.0 feet Northerly from the North  
boundary of land being conveyed; thence North 45°50' East, parallel  
with and lying 20.0 feet Northerly of the North boundary of land being  
conveyed, a distance of 335.3 feet.

SUBJECT TO: Reservations and restrictions of Deed in Deed Vol. 363 at  
page 58 granting right to construct, use and maintain roadway and faci-  
lities for ingress and egress; Rights of the public in and to that por-  
tion of the above property lying within the limits of any roads or high-  
ways; Right of way, and public use areas of the State of Oregon in connec-  
tion with Highway 97 as disclosed in Deed Vol. 293 at page 296; Easements  
and rights of way of record and those apparent on the land, if any.

GANONG, BERNARD  
& BISEMORE  
ATTORNEYS AT LAW  
530 MAIN STREET  
KLAMATH FALLS, ORE.  
97601

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GANONG, BERNARD

1 The true and actual consideration for this transfer is \$9,000.00.  
2 TO HAVE AND TO HOLD the said premises with their appurtenances unto the  
3 said Grantee, her heirs and assigns forever. And the said Grantors do hereby  
4 covenant to and with the said Grantee, her heirs and assigns, that they are  
5 the owners in fee simple of said premises; that they are free from all incumb-  
6 rances, except those above set forth, and that they will warrant and defend the  
7 same from all lawful claims whatsoever, except those above set forth.

8 IN WITNESS WHEREOF, they have hereunto set their hands and seals this 25th  
9 day of April, 1975.

*Orville C. Dillman* (SEAL)  
Orville C. Dillman

*Helen L. Dillman* (SEAL)  
Helen L. Dillman

14 STATE OF OREGON )  
15 County of Klamath ) SS May 8th, 1975

16 Personally appeared the above named Orville C. Dillman and Helen L. Dillman,  
17 husband and wife, and acknowledged the foregoing instrument to be their volun-  
18 tary act and deed. Before me:

*Helene D. Gachner*  
Notary Public for Oregon

19 (SEAL)  
20 My Commission Expires: 11/25/76

21 Until a change is requested, mail all tax statements to: Elizabeth Woltering,  
22 1415 Victoria St., Apt. 403, Honolulu, Hawaii 96822. AND AFTER RECORDING  
23

24 STATE OF OREGON; COUNTY OF KLAMATH; ss.  
25 Filed for record at request of TRANSAMERICA TITLE INS. CO  
26 this 8th day of May A. D. 19 75 at 1 o'clock P M., and  
27 duly recorded in Vol. M 75, of DEEDS on Page 4969  
28 FEE \$ 4.00 By *Hazel Hazen*  
29 Wm D. MILME, County Clerk  
30  
31  
32

GANONG, GORDON  
& BISCUMORE  
ATTORNEYS AT LAW  
538 MAIN STREET  
KLAMATH FALLS, ORE.  
97601

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