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Warranty Deed

This Indenture Witnesseth, That WASHBURN ENTERPRISES, INC.,

an Oregon corporation,

herein called "grantor," in consideration of TWELVE THOUSAND AND NO/100 ----- Dollars to it paid, has bargained and sold and by these presents does grant, bargain, sell and convey to RAY BYRNES, IRENE BYRNES, DORMAN A. TURNER, ARLENE I. TURNER, ORRIN L. STUEMPGES, SHIRLEY A. STUEMPGES, NORMAN J. DUFFY and DARLENE E. DUFFY, joint venturers,

herein called "grantee.s," their heirs and assigns forever, the following-described premises, situated in Klamath County, State of Oregon:

A tract of land situated in the NW 1/4, Section 3, Township 39 S., R. 9 E.W.M., more particularly described as follows: Beginning at the W. quarter corner of said Section 3; thence S. 00°22'50" E. (along the W. line of said Section 3) 714.30 feet; thence S. 89°52'40" E., parallel with and 250.00 feet from the southerly right of way line of Crosby Street, a distance of 50.00 feet to the E. right of way line of Washburn Way, said point being the true point of beginning of this description; thence continuing S. 89°52'40" E. 320.00 feet; thence S. 00°22'50" E. 50.00 feet; thence N. 89°52'40" W. 320.00 feet to the easterly right of way line of said Washburn Way; thence N. 00°22'50" W. 50.00 feet to the true point of beginning, containing 0.37 acres, more or less.
SUBJECT TO: Easements and rights of way apparent on the land,

together with all tenements, hereditaments and appurtenances hereunto belonging or appertaining, and all estate, right, title and interest in and to the same.
TO HAVE AND TO HOLD said premises unto grantee.s, their heirs and assigns forever. Said grantor does covenant to and with said grantee.s, their heirs and assigns, that it is the owner of said premises, being lawfully seized in fee simple thereof; that said premises are free from all encumbrances, except as stated above; and that it and its successors and representatives will warrant and defend the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$12,000.00.

IN WITNESS WHEREOF, WASHBURN ENTERPRISES, INC., pursuant to a resolution of its board of directors, has caused these presents to be signed by its President and Secretary, this 4th day of January, 1973.

WASHBURN ENTERPRISES, INC.

By Norman A. Turner President
By Jessie Luster Secretary

P.O. Box 1886
Klamath Falls, Ore
97601

M. F. SMITH
Attorney at Law
338 Main Street
Klamath Falls, Oregon

Drayer

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STATE OF OREGON }
County of KLAMATH } ss. 1-4, 1973

Personally appeared the above-named

know to me to be the identical person... described as grantor... in the within Deed, and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:

William F. Smith
NOTARY PUBLIC FOR OREGON
My commission expires 1-23-74

STATE OF OREGON }
County of KLAMATH } ss. Jan 4, 1973

Personally appeared DORMAN A. TURNER and JEWELL HUSTON, who, being first duly sworn, did say that they are the President and Secretary, respectively, of WASHBURN ENTERPRISES, INC., an Oregon corporation,

and that the foregoing Deed was signed in behalf of said corporation by authority of its Board of Directors; and they acknowledged said Deed to be its voluntary act and deed.

Before me:

Marianne P. Miller
NOTARY PUBLIC FOR OREGON
My commission expires 9-23-74

Warranty Deed

From

To

Recording Data:

STATE OF OREGON,
County of Klamath

Filed for record at request of

Dorman Turner

27th August A.D. 1975

3:23

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M 75

Deeds

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WILLIAM L. MILNE, County Clerk

By W. L. Milne Deputy

6.00

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