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WARRANTY

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RONALD L. MULLANIX and JUDITH ANNE MULLANIX, husband and wife, Grantors, convey and warrant to VERL DALE SEARCY and ELIZABETH M. SEARCY, husband and wife, Grantees the following described real property located in Klamath County, State of Oregon, free of all encumbrances, except as specifically set forth herein:

The following described real property situate in Klamath County, Oregon:

PARCEL 1:

The NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the North 396 feet of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 32, EXCEPT a strip of land 20 feet wide along the Westerly side thereof as described in Deed from Perrin G. Wilson et ux to Russell A. Webber et ux, dated February 3, 1948, recorded in Book 218 209, Deed Records of Klamath County, Oregon.

PARCEL 2:

All that portion of land lying West of the North and South irrigation ditch running through the west side of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ being a strip of land 75 feet wide, more or less, along the West side of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ and being in Section 32.

PARCEL 3:

A tract of land lying in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 32, and the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 33, more particularly described as follows: Beginning at a point 100 feet East of the Northwest corner of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 32; thence East 1648 feet; thence South 549 feet; thence in a Westerly direction 1648 feet, more or less, to a point which is South 518 feet from the point of beginning; thence North 518 feet to the point of beginning.

PARCEL 4:

A one-half interest in the North and South Irrigation Ditch running through the West side of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 32, and the road which parallels the said ditch on the East side, being about 15 feet wide.

PARCEL 5:

A strip of land 20 feet wide off the West side of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ and off the West side of the North 12 acres of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 32, a road described in conveyance recorded in Volume M73, page 1383. Official records of Klamath County, Oregon.

ALL PARCELS being in Township 40 South, Range 12 East of the Willamette Meridian.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;

2. Taxes for 1975-76 are now a lien, but not yet due and payable;

WARRANTY DEED, PAGE ONE.

3. The assessment roll and the tax roll disclose that the within described premises were specially assessed as farm land. If the land has become or becomes disqualified for the special assessment under the statute, an additional tax may be levied for the years since October 5, 1968, in which the land was subject to the special land use assessment.
4. Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder.
5. Liens and assessments of Klamath Project and Shasta View Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith.
6. Any unpaid charges or assessments of Shasta View Irrigation District.
7. Right of way for pole line conveyed by Kenneth C. Wilson, et al., to the California Oregon Power Company by deed dated May 15, 1945, recorded June 7, 1945, in Deed Volume 177, page 65, records of Klamath County, Oregon.
8. No liability is assumed if a financing statement is filed in the office of the County Clerk covering growing crops or fixtures wherein the land is described other than by metes and bounds, the rectangular survey system, or by recorded Lot and block.
9. Rights of the public in and to any portion lying in public roads or highways.

The true and actual consideration paid for this conveyance is \$60,905.00.

WITNESS Grantors' hands this 27 day of August, 1975.

Ronald L. Mullanix
Judith Anne Mullanix

STATE OF OREGON)
) ss.
 County of Klamath)

Personally appeared RONALD L. MULLANIX and JUDITH ANNE MULLANIX husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME:

Susan Kay Way
 Susan Kay Way
 Notary Public for Oregon
 My commission expires 6/4/1977

Unless a change is requested all tax statements shall be sent to: Department of Veteran's Affairs 1225 Ferry Street, S. E. Salem, Oregon 97310

AFTER RECORDING RETURN TO:

Mr. and Mrs. Verl D. Searcy
Star Rt. Box 82
Malin, Oregon

WARRANTY DEED, PAGE TWO.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Verl D. Searcy
 this 2nd day of September A. D. 1975 at 12:35 o'clock P.M., and duly recorded in
 Vol. M75 of Deeds on Page 10250

Fee \$6.00

By *WM. D. MILNE* County Clerk
Hayden Brazill Deputy