

KNOW ALL MEN BY THESE PRESENTS, That RAYMOND J. BROONER and MARY I. BROONER, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROY E. McCORD and PEARL Z. McCORD, 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, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A Parcel of land lying in Government Lot 3 Section 31, Township 37 South, Range 9 East of the Willamette Meridian, described as follows:

Beginning at the Northeast corner of the said Lot 3 and; running thence N 89°49' West on the North line of said lot 508.0 feet; thence South 26°39' West 316.3 feet; thence South 63°21' East 705.2 feet to a point on the East line of said lot; thence North 1°55' East on said East line 598.3 feet to the point of beginning.

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 except contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record and those apparent on the land.

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful 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 \$7,500.00

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 31st day of August, 1971.

Raymond J. Brooner
Mary I. Brooner

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named RAYMOND J. BROONER and MARY I. BROONER, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires 9/1/72

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

WARRANTY DEED

TO

Raymond J. Brooner
Mary I. Brooner

AFTER RECORDING RETURN TO

Raymond J. Brooner
Mary I. Brooner

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

FEE \$ 3.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 12th day of NOVEMBER, 1971, at 11:19 o'clock A. M., and recorded in book 1175 on page 14148. Record of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. HILKE

COUNTY CLERK

Title.

By Deputy