

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That EARL J. SCHERER and HALLIE E. SCHERER, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CECIL M. TELLER

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 part of Government Lot 8 in Section 27, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows:

Beginning at the intersection of the South line of Section 27 with the Westerly right-of-way line of the Southern Pacific Railroad; thence Northerly along said right-of-way line 480.75 feet to the true point of beginning; thence Northerly along said Westerly right-of-way line 160.25 feet; thence West to the mean high water line of the Williamson River; thence Southerly along the said water line to a point due West of the true point of beginning; thence East to the true point of beginning.

(for continuation of this description, see reverse side)

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed;

and that grantor will warrant and forever defend the said 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 \$ 3,400.00

~~However, the consideration of each of the above parcels of land is hereby acknowledged to be the same as the consideration of the whole, and the consideration of the whole is hereby acknowledged to be the same as the consideration of each of the above parcels of land.~~ (The sentence between the symbols [®], if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 12th day of September, 1975; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

Earl J. Scherer
Hallie E. Scherer

STATE OF OREGON,)
County of Curry) ss.
September 12, 1975

Personally appeared the above named
Earl J. Scherer and Hallie E. Scherer

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

Before me:
(OFFICIAL SEAL) *Cellan B. Jones*
Notary Public for Oregon
My commission expires: Feb. 25, 1977

STATE OF OREGON, County of) ss.
Personally appeared)
who, being duly sworn,
each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation,
and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

Earl J. Scherer and Hallie E. Scherer
Route 1, Box 106 F
Brookings, OR 97415

GRANTOR'S NAME AND ADDRESS
Cecil M. Teller
P.O. Box 463
Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS
After recording return to:
Cecil M. Teller
P.O. Box 463
Chiloquin, OR 97624
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Cecil M. Teller
P.O. Box 463
Chiloquin, OR 97624
NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of)

I certify that the within instrument was received for record on the day of 1975, at o'clock M., and recorded in book on page or as file/reel number. Record of Deeds of said county. Witness my hand and seal of County affixed.

Notary Officer
R. Scherer