

1967 38-10167

9590

KNOW ALL MEN BY THESE PRESENTS, That JOHN KALITA and ELEANOR C. KALITA,
husband and wife

, hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by CLAUDIA A. BARTELT, a single woman

, 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, sit-
uated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 5 in Block 7 of WOODLAND PARK, together with an undivided 1/88th
interest in two parcels situated in Government Lots 1 and 2, Section 15,
Township 34 South, Range 7 East of the Willamette Meridian, and being
more particularly described as follows:

Parcel I - Beginning at the Northwest corner of said Section 15, Twp. 34 S.,
Rge. 7 E.W.M. and running thence along the North line of said Section
North 89°42'15" East 400 feet; thence South 62.42 feet; thence South 46°
57'20" West 408.82 feet to the Northeasterly bank of the Williamson River;
thence following said river bank North 37°53'20" West 136.90 feet; thence
North 16°33' West 60.98 feet to the West line of Section 15; thence North-
erly on said Section line 172.92 feet to the point of beginning.

Parcel II - Beginning at the Northwest corner of Section 15, Twp. 34 S.,
Rge. 7 E.W.M. and running thence North 89°42'15" East 400 feet along the
North line of said Section 15; thence South 62.42 feet; thence South 50°
43'50" East 453.16 feet; thence South 76°17'30" East 886.79 feet to the
true point of beginning of this description; thence South 35°56'30" West
446.55 feet to a point on the Northeasterly bank of Williamson River;
thence South 45°22'20" East 84.00 feet; thence North 44°52'10" East 411.
58 feet; thence North 34°25'40" West 156.01 feet, more or less, to the
true point of beginning of this description.

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
those reservations and restrictions of record, 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 whomso-
ever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,400.00

However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which).⁰

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

WITNESS grantor's hand this 11th day of September, 1968

John Kalita
Eleanor C. Kalita

STATE OF OREGON, County of Klamath) ss. September 11th, 1968

Personally appeared the above named John Kalita and Eleanor C. Kalita, 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 April 17-1969

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

(DON'T USE THIS
SPACE; RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

AFTER RECORDING RETURN TO

CLAUDIA A. BARTELT
15881 RAVINE ROAD
LOS GATOS, CA 95030

FEE \$ 3.00

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
26th day of JANUARY, 1976,
at 4:02 o'clock P.M., and recorded
in book M. 76 on page 1244
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Wm. D. MILNE

CLERK

Title.

By *Hazel Draz* Deputy.