

TA 38-10443 11466 WARRANTY DEED—STATUTORY FORM
DRENN A. RAULSTON, GRANTOR, Page 3827

conveys and warrants to WALTER M. KENFIELD Grantee, the following described real property
free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

(See attached legal description, marked "Exhibit A," and by this reference made a part hereof.)

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District;
Regulations, including levies, liens, assessments, rights-of-way and easements of the South Suburban Sanitary District;
Reservations in deed from Manhattan Company, a corp., to Neal D. Lord, dated 1/22/38, recorded 1/27/38, on page 131 of Deed Volume 114, as follows: "The right is hereby reserved to enter upon, construct and
The said property is free from encumbrances except as hereinabove set forth. (SEE REVERSE)

The true consideration for this conveyance is \$ 14,900.00. (Here comply with the requirements of ORS 93.030)

Dated this 7th day of October, 1975

Drenna A. Raulston
Drenna A. Raulston

STATE OF OREGON, County of Klamath, ss. October 7, 1975
Personally appeared the above named Drenna A. Raulston

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

Marlene T. Aldington

Before me: Marlene T. Aldington
Notary Public for Oregon—My commission expires: 3-21-77

(OFFICIAL SEAL) 3-21-77

WARRANTY DEED

Drenna A. Raulston GRANTOR
Walter M. Kenfield GRANTEE
4745 Bisbee
Klamath Falls, Oregon 97601
GRANTEE'S ADDRESS, ZIP

After recording return to:

T/A Elene

NAME, ADDRESS, ZIP

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

Kenneth V. Jennings
4743 Bisbee
City

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON

County of ss.
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.

By Recording Officer
Deputy

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maintain irrigation ditches for the purpose of conveying irrigation water along the property lines of the above-described property." An easement created by instrument, including the terms and provisions thereof:

Dated: February 23, 1940, Recorded March 22, 1940, Book 128, page 67 in favor of California Oregon Power Company for Electric transmission and distribution of electricity.

Warranty Clearance Easement, including the terms and provisions thereof dated June 8, 1964, recorded June 19, 1964, in Deed Volume 354 at page 18, to the United States of America for clearance of trees.

The following described real property in Klamath County, Oregon:

PARCEL 1

Beginning at an iron pin on the East line of Bisbee Street which lies South 0° 25' East along the centerline of Bisbee Street, a distance of 570 feet; and South 83° 52' East a distance of 20 feet from the point on the North Section line of Section 15, Township 39 South, Range 9 East of the Willamette Meridian, where the centerline of Bisbee Street intersects the said Section line, and running thence South 59° 18' East a distance of 183.5 feet to an iron pin; thence North 77° 02' East a distance of 32 feet; thence South 0° 25' East 80 feet; thence South 83° 52' East 190 feet; thence South 0° 25' East a distance of 93.2 feet; thence South 53° 35' East a distance of 298 feet, more or less, to a point on the East line on the M.M.M. of Section 15; thence South 0° 12' East along the 40 line a distance of 81.3 feet to a point on the North right of way line of the U.S.R.S. Irrigation Ditch, 20 feet Northerly at right angles from its centerline; thence Northerly following the North right of way line of said ditch and 20 feet at right angles from its centerline to an intersection with the East line of Bisbee Street; thence North along the East line of Bisbee Street to the point of beginning, being a portion of Lots 1 and 2 in Block 5 of Second Addition to Altamont Acres.

RESERVING from the above described lands easements for roadways heretofore reserved.

PARCEL 2

Beginning at an iron pin on the East line of Bisbee Street, which lies South 0° 25' East along the centerline of Bisbee Street a distance of 570 feet and South 83° 52' East a distance of 20 feet from the point on the North Section line of Section 15, Township 39 South, Range 9 East of the Willamette Meridian, where the centerline of Bisbee Street intersects the said Section line, and running thence; South 83° 52' East a distance of 310 feet to a point which lies on the North right of way line of the U.S.R.S. Drain; thence Southwest along the North line of the U.S.R.S. Drain a distance of 233 feet to a point; thence North 59° 18' West a distance of 96 feet, more or less, to the point of beginning, said tract being a portion of Lot 1 in Block 5 of Second Addition to Altamont Acres.

EXHIBIT "A"

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 17th day of MARCH A.D., 19 76 at 3:46 o'clock P.M., and duly recorded in Vol. 1 76 of DEEDS on Page 3827.

FEE \$ 9.00

WM. D. MILNE, County Clerk

By Hazel Drayton Deputy

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APR 1 1976