

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

fit
~~Ione May Thomsen~~
Cynthia Bigby - 1450 Wyoming St
Leno Nevada

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That BRUCE N. THOMSEN and IONE MAY THOMSEN, husband and wife, hereinafter called the grantors, for the consideration hereinafter stated, to grantors paid by CYNTHIA BIGBY, hereinafter called the grantee, do hereby grant, bargain, sell and convey unto the said grantee, her heirs and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A parcel of land lying in the NW-1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, described as follows:

Beginning at a point 1.320 feet East and 786 feet North of an iron pin driven into the ground near the Southwest corner of the said NW-1/4 on the property of Otis V. Saylor, which pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway from the North and 30 feet North of the center of said Highway; thence East 180 feet; thence North 100 feet; thence West 180 feet; thence South 100 feet to the point of beginning.

SUBJECT TO:

- (1) Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
- (2) Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
- (3) Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,
Recorded : June 16, 1958 Book: 300 Page: 155
Modified : August 4, 1960 Book: 323 Page: 240
- (4) Rights of the public in and to any portion of the above described property lying within the limits of public roads and highways.
- (5) An easement, created by instrument, including the terms and provisions thereof,
Dated : July 29, 1975
Recorded : July 31, 1975 Book: M-75 Page: 8866
In favor of Bruce N. Thomsen and Ione May Thomsen, husband and wife, for the purposes of ingress and egress.
- (6) As disclosed by the assessment and tax roll,

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the premises herein have been specially assessed for farm use. If the land becomes disqualified for this special assessment under the statutes, an additional tax, plus interest and penalty, will be levied for the number of years in which this special assessment was in effect for the land.

TO HAVE AND TO HOLD the same unto the said grantee, her heirs and assigns forever.

And said grantors hereby covenant to and with said grantee, her heirs and assigns, that grantors are lawfully seized in fee simple of the above-granted premises, free from all encumbrances (except as noted above) and that grantors 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 \$6,100.00.

WITNESS grantors' hands this 5 day of November, 1976.

Bruce N. Thomsen
Ione May Thomsen

STATE OF OREGON)
) ss.
County of Klamath)

Before me this 5th day of November, 1976, personally appeared the above-named BRUCE N. THOMSEN and IONE MAY THOMSEN, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Clara C. L.
Notary Public for Oregon
My Commission Expires: April 8, 1980



STATE OF OREGON)
County of Klamath)
Filed for record at request of
Bruce Thomeson

on this 8 day of Nov A.D. 19 76
at 2:06 o'clock P M, and d

recorded in Vol. M 76 of deeds

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Wm D. MILNE, County Clerk

By [Signature] Deputy

Fee 6.00

WARRANTY DEED (2)