

24347

995

RETURN TO: BLAIR M. HENDERSON
325 Main Street
Klamath Falls, OR 97601

Vol. 77 Page

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That FLOYD O. STONE and LULA STONE, husband and wife, hereinafter called the Grantors, for the consideration hereinafter stated, to Grantors paid by FRED L. ONG, a single man, hereinafter called the Grantee, do 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 tract of land situated in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 10, Township 36 South, Range 6 East of the Willamette Meridian:

Beginning at an iron pin located at the intersection of the Easterly right of way line of Oregon State Highway No. 421 and the Southerly right of way line of "A" Street, Frontier Tracts; thence South 3° 07' East along the Easterly right of way line of said highway 80 feet; thence North 85° 14' East 148.5 feet; thence North 0° 36' East 70 feet to the South right of way line of "A" Street; thence South 89° 17' West 153 feet to the point of beginning.

SUBJECT TO:

1. Right of way, including the terms and provisions thereof, between Frontier Guest Ranch, an Oregon corporation, and The California Oregon Power Company, a California corporation, dated November 14, 1955, recorded November 21, 1955 in Volume 279 at page 249, Deed Records of Klamath County, Oregon.

2. Easement, including the terms and provisions thereof, dated April 1, 1960, recorded April 1, 1960, in Deed Volume 320 at page 155 for pipelines, cesspools and drain fields, etc., in favor of Frontier Guest Ranch, Louise Carlstrom, C. O. Carlstrom and Harold J. Fish.

SEND TAX STATEMENTS TO:
Estate of Fred L. Ong
c/o Blair M. Henderson
325 Main Street
Klamath Falls, OR 97601

WARRANTY DEED, PAGE ONE.

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3. Reservations, Restrictions, Easements, Rights of Way of Record and those apparent on the land.

TO HAVE AND TO HOLD the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And said Grantors hereby covenant to and with said Grantee and Grantee's heirs, successors and assigns, that Grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances, except those hereinabove stated, 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 \$9,500.00.

WITNESS Grantors' hands this 29 day of December, 19 71.

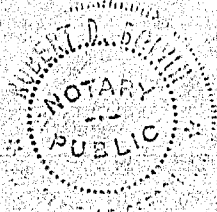
Floyd O. Stone

Lula Stone

STATE OF OREGON)
County of Klamath) ss.

Personally appeared the above named FLOYD O. STONE and LULA STONE, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME this 29th day of December, 19 71.



John R. Quinn
NOTARY PUBLIC FOR OREGON
My Commission expires: 10/4/72

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at

this 19th day of January A. D. 19 77 at 9:59 o'clock AM., and

duly recorded in Vol. M 77 of DEEDS on Page 995

WARRANTY DEED, PAGE TWO.

FEE \$ 6.00

Wm D. MILNE, County Clerk

Hazel D. Milne

CR 600