

WARRANTY DEED Vol. 77 Page 1904

21958

DAVID J. McMINN and BLANCHE McMINN, husband and wife,
Grantors, convey and warrant to WILLIAM STAPLES and SALLY STAPLES,
husband and wife, Grantees, the following described real property
located in Klamath County, State of Oregon, free of all encum-
brances, except as specifically set forth herein:

Beginning at the intersection with a line run-
ning North and South and distant 123.0 feet East of
the West line of the NE-1/4 of NW-1/4 of Sec-
tion 23, Township 39 South, Range 8 East of
the Willamette Meridian, Klamath County, Oregon,
and the North line of the Klamath Falls, Keno
Road (Ashland Highway); thence North and
parallel with the West line of said NE-1/4 of
NW-1/4 330.0 feet; thence Southwesterly on
a line parallel with said Highway to inter-
section with a line parallel to the West
line of NE-1/4NW-1/4, Section 23, and distant
24 feet East thereof; thence South along the
said line to said Highway; thence Northeasterly
along the North line of said Highway to the
point of beginning, being a Tract of land
330 feet North and South 99 feet East and
West.

SUBJECT TO:

1. Reservations, restrictions, rights of way and ease-
ments of record and those apparent on the land.
2. An easement created by instrument, including the
terms and provisions thereof,
Dated : January 18, 1926
Recorded : March 20, 1926 Book: 69 Pg: 383
In Favor of : California Oregon Power Company
For : Transmission and distribution of
electricity over the E1/2NW1/4
Sec. 23.
3. An easement created by instrument, including the
terms and provisions thereof,
Dated : May 31, 1949
Recorded : June 3, 1949 Book: 231 Pg: 459
In Favor of : California Oregon Power Company
For : Transmission and distribution of
electricity over the herein des-
cribed property only.
4. Taxes for the Fiscal Year 1975-76 are now a lien
and due and payable.

The true and actual consideration paid for this conveyance
is \$12,500.00.

WITNESS Grantors' hands this 22 day of October, 1975.

David J. McMinn

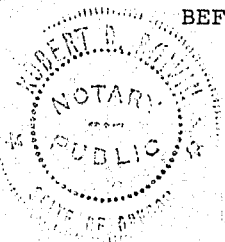
Blanche McMinn

1965

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared DAVID J. McMINN and BLANCHE McMINN,
husband and wife, and acknowledged the foregoing instrument to
be their voluntary act and deed.

BEFORE ME:



Robert D. Brown
NOTARY PUBLIC FOR OREGON

My Commission Expires: 10/4/76

Unless a change is requested
all tax statements shall be

sent to the following address:
~~Mr. and Mrs. William Staples~~
~~Rt. 3 Box 270 - Keno Highway~~
~~Klamath Falls, Oregon 97601~~

*Department of Veterans
Affairs
1225 Perry, S.E.
Salem, Oregon 97310*

AFTER RECORDING RETURN TO:

Mr. and Mrs. William Staples
Rt. 3 Box 270 - Keno Highway
Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO

this 2nd day of FEBRUARY A. D. 1977 at 3:29 o'clock P. M.

duly recorded in Vol. M 77 of DEEDS on Page 904

FEE \$ 6.00

Wm D. MILNE, County Clerk

Hazel W. Hazel

WARRANTY DEED, PAGE TWO.