

316:8

-WARRANTY DEED- Vol. 77 Page 11282

LEO E. MURRER and ALICE G. MURRER, husband and wife, Grantors, warrant and convey to W. E. HAMMERICH and BARBARA HAMMERICH, husband and wife, Grantees, the following described property situate in Klamath County, Oregon, free of all encumbrances, except as specifically set forth herein:

Lot 1, S $\frac{1}{2}$ NE $\frac{1}{4}$, the North 678 feet of the N $\frac{1}{2}$ SE $\frac{1}{4}$ and the portions of Lots 2 and 3 lying Southeasterly of the Langel Valley Irrigation District Canal in Section 1, Township 41 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon

and covenant that grantor is the owner of the above-described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; rights of the public in and to any portion of the herein described property lying within the limits of any road and/or highway; assessments roll and the tax roll disclose that the within described premises were specially assessed as farm use; if the land becomes disqualified for the special assessment under the statutes, an additional tax may be levied for the last five or lesser number of years in which the land was subject to the special land use assessment; and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is Ninety Five Thousand and No/100ths (\$95,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to: Mr. and Mrs. W. E. Hammerich, 3198 Silverado Trail, Napa, CA 94558.

DATED this 6th day of June, 1977.

Leo E. Murrer
Alice G. Murrer

STATE OF OREGON)
County of Klamath) ss. June 6, 1977.

Personally appeared the above-named LEO E. MURRER and ALICE G. MURRER, husband and wife, and acknowledged the foregoing instrument to be his voluntary act. Before me:

Linda G. Chandler

LINDA G. CHANDLER
Notary Public for Oregon

My commission expires 5-12-81

Notary Public for Oregon
My Commission expires: _____

Return TO;
Mr. and Mrs. W. E. Hammerich
3198 Silverado Trail
Napa, CA 94558

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at request of TRANSAMERICA TITLE INS. CO.
this 27th day of JUNE A. D. 1977 at 11:13 o'clock A.M., and

WILLIAM P. BRANDSNESS
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

truly recorded in Vol. M77, of DEEDS on Page 11282

FEE \$ 3.00

Wm D. MILNE, County Clerk

Wm D. Milne

77 JUN 27 1977