

KNOW ALL MEN BY THESE PRESENTS, That JAMES F. HARGROVE and LEOLA B. HARGROVE, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILBUR C. LINDMEIER and RAMONA I. LINDMEIER, husband and wife,

hereinafter called the grantee, does 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:

Beginning at the Nwly corner of Tract No. 33 of Altamont Small Farms, as shown by the official plat of record in the office of the County Clerk of Klamath County, Oregon, and running thence S 88°46' E. along the Nly boundary of said tract 107.0 feet; thence S. 0°11' W. 200.0 feet, more or less, to a point in the Sly boundary of said tract; thence N. 88°46' W. 107.0 feet to the SW corner of said tract; thence N. 0°11' E. along the Wly boundary of said tract 200.0 feet, more or less, to the point of beginning, excepting from this description a strip of land 10 feet wide East and West off the West side of the above land, deeded to the State for highway purposes.

SUBJECT TO all contracts and agreements with the United States of America and the Klamath Irrigation District relative to irrigation and/or drainage and any existing rights of way for ditches or canals heretofore conveyed or used in connection therewith, and to rules, regulations & assessments of South Suburban

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except reservations and restrictions of record, easements, and rights of way of record and those apparent on the land,

and that grantor 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 \$13,233.57

~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$13,233.57~~

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 19 day of July, 19 69.

James F. Hargrove
Leola B. Hargrove

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named James F. Hargrove and Leola B. Hargrove
husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *[Signature]*
Notary Public for Oregon COMMISSION EXPIRES SEPT. 1, 1971
My commission expires

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

HARGROVE
TO

LINDMEIER

AFTER RECORDING RETURN TO

Mr. Wilbur Lindmeier
5503 Walton Street
Klamath Falls, Or.
97601

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUN. TIES WHERE USED.)

FEE \$ 3.00

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was received for record on the 26th day of JULY, 19 71, at 10:46 o'clock A.M., and recorded in book M77 on page 13305

Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By *Pat Mc Dullough* Deputy.