

No. 716-WARRANTY DEED (Individual or Corporate). (Grantees at Tenants by Entirety). 13705

m Vol. 21 Page

KNOW ALL MEN BY THESE PRESENTS, That Earl J. Scherer and Mallie E. cherer, husband and wife

hereinafter called the grantor, or the consideration hereinalter stated to the grantor paid by G. R. Rutledge and Phyllis Rutledge, husbond and wife , husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath , State of Oregon, described as follows, to-wit:

Lots 1 and 2, Block 1 of WOODLAND PARK together with an undivided 2/88 ths interest in the following described land: (see description "A" attached)

SUBJFCT TO: Reservations and restrictions of record, essements and rights of way of record and those andarent on the land.

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as hereinabove described

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 \$ 2,000.00 However, the netuel-consideration-consists of or-includes other -property -or-value given or -promised-which -is part of the consideration-(indicate which).

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals. 23rd

IN WITNESS WHEREOF, the grantor has executed this instrument on the $\frac{23 \text{ vd}}{43 \text{ vd}}$ day of $\frac{1972}{1000}$; if the grantor is a corporation, it has caused its corporate name to be signed and its cor-May porate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Early, Scherer Hallie & Scherer

(If executed by a corporation, affix corporate seal)

STATE OF OREGON.

County of . Personally appeared the above named Farl J May 23 Scherer and Hallie E. Scherer and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

(OFFICIAL Hender 1. Classe lare 21 SEAL) Notary Public for Oregon My commission expires:

My commission expires: My commission expires: MOIS __The Jean and the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Settion.



STATE OF OREGON, County of) ss. Personally appeared and who, being duly sworn, ench for himsell and not one for the other, did say that the former is the president and that the latter is the secretary of

, a corporation, and that the seal allixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in be-half of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. Before me:

Notary Public for Oregon My commission expires:

Witness my hand and seal o

14261

The following described real property in Klamath County, Gregon:

Description "A"

Lots 1, 2 in Block 1 of WOODLAND PARK, together with an undivided 2/88ths interest in the following described land, 2 parcels situated in Lots 1 and 2, Section 15, Township 34 South, Range 7 East of the Willamette Meridian, and being more particularly described as follows:

PARCEL I

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Beginning at the Northwest corner of said Section 15, Twp. 34 S., Rge. 7 E.W.M. and running; thence

along the North line of said Section North 89° 42' 15" East 400 feet; thence

South 62.42 feet; thence

South 46° 57! 20" West 408.82 feet to the Northeasterly bank of the Williamson River: thence

following said river bank North 37° 53! 20" West 136.90 feet; thence

North 16º 331 West 60.98 feet to the West line of Section 15; thence

Northerly on said Section line 172.92 feet to the point of beginning.

PARCEL II

Beginning at the Northwest corner of Section 15, Township 34 South, Range 7 East W.M. and running thence

North 89° 421 15" East 400.0 feet along the North line of said Section 15; thence

South 62.42 feet; thence

South 50° 43' 50" East 453.16 feet; thence

South 76° 17' 30" East 886.79 feet to the true point of beginning of this description; thence

South 35° 56! 30" West 446.55 feet to a point on the Northeasterly bank of Williamson River; thence

South 45° 32' 20" East 84.00 feet; thence

North 44° 52' 10" East 411.58 feet; thence

North 34° 251 40" West 156.01 feet, more or less, to the true point of beginning of this description.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the $\frac{8}{2}$ day of August A.D., 1977 at 2:25 o'clock P.M., and duly recorded in Vol. M. 77

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FORM No. 1456—DEED—PERSONAL REPRESENTATIVE (Individual or Corporate).	CELLERS ARTS TAA FOR LO FORTLAND		
1-1-74 PERSONAL REPRESEN	NTATIVE'S DEED VOI. 77 Page	the second s	
	day of July , 19 77 , by and tative of the estate of Adah May Larson		
Thomas A. Moore and Jacqueline C. Mc	pore, husband and wife ,		
first party has granted, bargained, sold and conveyed, and the said second party and second party's heirs, successors- the said deceased at the time of decedent's death, and all caused by operation of the law or otherwise may have there.	the right, title and interest that the said estate of said de-		
Lot 3 in Block 105 of KLAMATH ADDITION	N TO THE CITY OF KLAMATH FALLS,	the standard standard in the second second standard standard standard standard standard standard standard stand	
Klamath County, Oregon.			
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		A REPORT OF A R	
	UE DESCRIPTION ON REVERSE SIDEN second party, and second party's heirs, successors-in-interest		
and position forestor	inster, stated in terms of dollars, is \$ 13,000.00		
-OHowever, the actual consideration consists of or includes o	ather property or value giver or promised witch is period the		
consideration (indicate which). [©] IN WITNESS WHEREOF, the said first party ha it has caused its corporate name to be signed hereto an thereunto by order of its Board of Directors.	ns executed this instrument; if first party is a corporation, and its corporate seal affixed by its officers duty authorized Marvey W, Might		
(II lirst party is a corporation, allix corporate seal.)	Personal Representative of the Estate of Adah May Larson Deceased.		
NOTE—The sentence between the symbols (), if not applicable, should be deleted. See			
STATE OF OREGON, STAT County of Multnomah	re of oregon, County of		
July 20, 19 11.	Personally appeared and who, being duly sworn, for himself and not one for the other, did say that the former is the		
	president and that the latter is the secretary of	and the second secon	
of sai	, a corporation, that the seal allixed to the foregoing instrument is the corporate seal id corporation and that said instrument was signed and sealed in be- of said corporation by authority of its board of directors; and ench of acknowledged said instrument to be its voluntary act and deed.		
Spars Laure Chilson	Before me: (OFFICIAL		
Hotaly I done for Gregon	ry Public for Oregon SEAL) commission expires:	MARK THE REAL PROPERTY OF	
Harvey W. Knight, Personal Representative of the Estate of Adah May Larson, deceased.	STATE OF OREGON, County of Klamath		
Thomas A. Moore and Jacqueline C.	I certify that the within instru- ment was received for record on the oth day of	E and a second and a second seco	
Moore 1865 Lowell Street Klamath Falls, Oregon 97601 gRANTEE'S NAME AND ADDRESS After recording relum to:	space preserved ror procenter's use at		
1865 Lowell Street Klamath Falls, Oregon 97601	Record of Deeds of said county. Witness my hand and seal of County affixed.		
Until a change is requested all tax statements shall be sent to the following address. Thomas A. Moore	Mm. D. Milne A An AResordingOfficer		
1865 Lowell Street Klamath Falls, Oregon 97601	By Pat Mc Culouppeputy Fee 33.00		

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on the 2	6th	day of	Apr

together with the debt thereby secured, is fully paid Witness my hand this 21 day

STATE OF ORECON, California

County of Los Angeles before me, the undersigned, a Notary Public in and I



Lane Duncan, E. Tharalson & Agnes H. Tharalson AFTER RECORDING RETURN TO Nimrod Park, Inc. 1123 Sc. San Gabriel Blvd. San Gabriel, Ca. 91776

