

KNOW ALL MEN BY THESE PRESENTS, That SCOTT WARREN and ZEPHA WARREN, husband and wife,

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto WAYNE CUNNINGHAM and IDA LEA CUNNINGHAM, husband and wife,

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

IN TOWNSHIP 37 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN:

Section 12: Lot 4

Section 13: Lot 1, N $\frac{1}{2}$ of Lot 2, NE $\frac{1}{4}$ NE $\frac{1}{4}$, N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$

EXCEPT those portions of the above-described properties heretofore conveyed to the State of Oregon for highway purposes in Deed Volume 224 at page 139, Records of Klamath County, Oregon;

ALSO EXCEPTING those portions of the above-described properties heretofore conveyed to the Oregon Eastern Railway Company, an Oregon corporation, for railroad right of way in Deed Volume 26 at page 396, Records of Klamath County, Oregon.

IN TOWNSHIP 37 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN:

Section 7: Lot 4, SE $\frac{1}{4}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 18: N $\frac{1}{2}$ NW $\frac{1}{4}$, Portions of the S $\frac{1}{2}$ NW $\frac{1}{4}$, more particularly described as follows: Beginning at the Northeast corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 18; thence Southwesterly along the center of the dredger cut to a point 10 chains North of the quarter section corner on the West line of said Section 18; thence North to the Northwest corner of SW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 18; thence East along the North line of the S $\frac{1}{2}$ NW $\frac{1}{4}$ of Section 18 to the place of beginning.

This deed is given pursuant to contract of sale dated April 1, 1964, wherein grantors were vendors and Sam W. Chernabaeff and Sally Chernabaeff, husband and wife, were vendees, which vendees' interest in said contract was subsequently assigned to grantees herein.

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$

⓪ However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) ⓪

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 7th day of January, 1970.

Scott Warren
Zepha Warren

STATE OF OREGON, County of Klamath) ss.

Personally appeared the above named

January 8, 1970.

SCOTT WARREN and ZEPHA WARREN, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Ernest F. Jordan*

Notary Public for Oregon

My commission expires 5-15-72

(OFFICIAL SEAL)

NOTE—The sentence between the symbols ⓪, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Bargain and Sale Deed

SCOTT and ZEPHA WARREN

TO

WAYNE & IDA LEA CUNNINGHAM

AFTER RECORDING RETURN TO

MTC - Ron

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

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of October, 1977, at 3:19 o'clock P.M., and recorded in book M77 on page 20640.
Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title.

By *Lemetha B. DeLoach* Deputy.

Fee \$3.00