

1-1-74

39285

WARRANTY DEED

Vol. 177 Page 22560

KNOW ALL MEN BY THESE PRESENTS, That Helen A. Hedlund

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Barry W. Purnell, 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 a point in the Westerly boundary of Section 11, Township 39 South, Range 11 East of the Willamette Meridian, from which the Section corner common to Sections 2, 3, 10 and 11 of said township and as marked on the ground by an iron pin driven therein bears North 0°13½' West 1920.0 feet distant; and running thence North 89°42' East, 300 feet, more or less, to a point in the center line of the U. S. Klamath Project No. 1-C-9-A Drain; thence Northerly along the center line of said drain to a point 150 feet North at right angles to the last course herein described; thence South 89°42' West a distance of 240 feet, more or less, to the Westerly boundary of said Section 11; thence South 0°13½' East along said Westerly boundary 150 feet to the said point of beginning, being a portion of the N½SW¼NW¼ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 subject to (1) rights of the public in and to any portion of the herein described premises (2) subject to the statutory powers, including the powers of assessment of Klamath Irrigation District and South Suburban Sanitary District and that grantor will warrant and forever defend the said 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 \$ 28,340.00 .
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 18th day of NOVEMBER, 1977; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

X Helen A. Hedlund

STATE OF OREGON,) ss.
County of Klamath)
NOVEMBER 18, 1977

STATE OF OREGON, County of) ss.
1977

Personally appeared _____ and
who, being duly sworn,
each for himself 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 affixed 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.

Personally appeared the above named
Helen A. Hedlund

and acknowledged the foregoing instru-
ment to be her voluntary act and deed.

Before me, Donald A. Page
Notary Public for Oregon
My commission expires: 4/24/81

Notary Public for Oregon
My commission expires:

(OFFICIAL
SEAL)

Helen A. Hedlund
GRANTOR'S NAME AND ADDRESS

Barry W. Purnell
5800 South Sixth Street
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Same

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Barry W. Purnell
5800 South Sixth Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of Klamath)

I certify that the within instru-
ment was received for record on the
18 day of November, 1977,
at 3:29 o'clock PM., and recorded
in book 77 on page 22560, as
file/reel number 39285,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

By Bernetha A. Felsch Recording Officer
Deputy

Fee \$3.60