

KNOW ALL MEN BY THESE PRESENTS, That ROGER W. SCHOOLER and CHERYL ANN SCHOOLER, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LARRY I. RANK and RAMONA S. RANK, husband and wife, 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:

The North 224 feet, as measured parallel with the North line thereof, of the following described parcel, to wit:

A parcel of land called 2A (see R.O.S. #1010) located in the West 1/2 of the NE-1/4 of the SW-1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as thus:

Beginning at a 1/2" iron pin located South 0°21' West (449.17 feet) from the center West 1/16 corner of Section 9; thence South 89°20'-1/2' East (327.85 feet) more or less to the NW corner of that parcel conveyed to Donald Dunn et al, by deed recorded in Volume M-75, page 9214, Microfilm Records of Klamath County, Oregon; thence South 0°16'-1/2' West (447.86 feet) to a point; thence North 89°34' West (328.50 feet) to a 1/2" iron pin; thence North 0°21'

(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 as hereinabove stated

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 \$ 62,500.00

~~THE WHOLE OF THE ABOVE DESCRIBED PARCEL OF LAND IS HEREBY TRANSFERRED TO THE GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS FOREVER.~~ (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 15th day of November, 1976; if a corporate grantor, it has caused its name to be signed and sealed affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

*Roger W. Schooler*  
*Cheryl Ann Schooler*

STATE OF OREGON, )  
County of Klamath ) ss.  
November 19, 1976

STATE OF OREGON, County of ) ss.  
November 19, 1976

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 behalf 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:

(OFFICIAL SEAL)

*W. Darlene D. Addington*  
Notary Public for Oregon  
My commission expires: 3-21-77

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires:

ROGER W. SCHOOLER and CHERYL ANN SCHOOLER, husband and wife,

GRANTOR'S NAME AND ADDRESS

LARRY I. RANK and RAMONA S. RANK, husband and wife,

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

*Klamath Falls, Oregon*  
*Mar 24*

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.  
County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,

at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book \_\_\_\_\_ on page \_\_\_\_\_ or as file/roll number \_\_\_\_\_

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer  
By \_\_\_\_\_ Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

East (449.17 feet) to the point of beginning.

Together with a non-exclusive easement for ingress, egress and utilities upon, along and across the following described parcel of land situated in Klamath County, Oregon, to wit:

A strip of land 60 feet in width, being 30 feet at right angles from and on either side of the following described centerline: Beginning at the Northwest corner of the NE-1/4 SW-1/4, Section 9, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence South 89°07' East 327.2 feet; thence South 0°16' West 1343.58 feet to the South line of said NE-1/4 SW-1/4 of said Section 9.

SUBJECT TO: Reservations, restrictions rights of way and/or easements of record and those apparent on the land.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at request of Mountain Title Co.

this 6th day of December A. D. 1977 at 10:30 clock A. M., and

fully recorded in Vol. M77, of Deeds on Page 23592

Wm D. MILNE, County Clerk

Fee \$6.00

By Bernetha H. Litch