

KNOW ALL MEN BY THESE PRESENTS, That JOSEPH GERKEN and YALANDA GERKEN, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT E. BARTELL and DARLA BARTELL, 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:

The SE 1/4 and SE 1/4 SW 1/4 of Section 14; the NE 1/4 of Section 23; all in Township 40 South, Range 13 E.W.M., EXCEPTING THEREFROM that portion conveyed to United States of America by deed recorded November 23, 1922, in Volume 59 at page 334, Deed Records of Klamath County, Oregon.

SUBJECT TO: All future real property taxes and assessments; reservations, restrictions, easements and rights of way of record, and those apparent on the land; regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Langell Valley Irrigation District; rights of the public in and to any portion of said premises lying within the limits of public roads and highways; the subject property has been specially assessed for farm use and may be subject to further taxes.

(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 above set forth

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 \$ 108,000.00

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

WITNESS grantor's hand this 12th day of December 1972

STATE OF OREGON, County of Klamath, ss. Personally appeared the above named JOSEPH GERKEN and YALANDA GERKEN, husband and wife,

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

(OFFICIAL SEAL)

Before me, Helen D. Kachner, Notary Public for Oregon, My commission expires 11/25/76

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

Joseph Gerken et ux

TO

Robert E. Bartell et ux

AFTER RECORDING RETURN TO

No.

KCTT

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 9th day of January, 1978, at 2:54 o'clock P.M., and recorded in book M78 on page 452 or as filing fee number 41432, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By Richard A. Smith, Deputy

Fee: \$3.00

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